

SALE PRICE



Volume II

BANKS PENINSULA

A Coastal Recreation Planning Study



Ministry of Works
and Development
Christchurch

BANKS PENINSULA

A Coastal Recreation Planning Study

Volume II

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CHAPTER 9

INTRODUCTION

Banks Peninsula has been identified as an important recreation resource offering a wide variety of water and land based recreational pursuits in a unique rural environment, close to Christchurch. A recreational planning study of the peninsula was undertaken to:

- (a) provide background information on which to base specific planning decisions concerning the coastline, and
- (b) suggest policies which might be adopted by local authorities.

The results of this study are contained in two volumes, this second volume contains research data and detailed analysis and is, in effect, a technical appendix to Volume I.

9.1 THE REPORT

The report on coastal recreation planning on Banks Peninsula comprises two volumes. Volume I discusses the issues and defines planning objectives for the peninsula in terms of national policy on coastal planning. This volume contains the technical basis from which the broad policy contained in Volume I was formulated. In addition, it sets out guidelines for the future development of individual beaches for recreational purposes.

Contained in this volume are the individual beach analysis reports compiled from extensive field data, (see Chapter 5 of Volume I for method and Appendix III of Volume I for data collection procedures). Additional material contained in this volume includes traffic counts, holiday accommodation data and results of pilot studies of beach users and holiday accommodation users.

9.2 METHOD

A system of factor evaluation was developed from which to establish a best use schema to use as a basis for planning for as wide a variety of recreational opportunities as possible throughout the peninsula. All but the more remote, minor beaches were surveyed.

The data collected from field studies was used to evaluate nine different factors considered relevant to an appreciation of the attractiveness, use and recreational opportunities of each bay, and criteria were established for measuring or evaluating each one. For most factors a numerical scoring system was evolved by which each beach was measured against a list of component criteria, the final numerical score for each factor representing the number of criteria assessed or identified at each beach. A ranking system of high, moderate or low was adopted where scoring was not used and also for the simplified presentation of numerical scores.

For a full description of the components considered, the method of assessment, the scoring systems adopted and the translation of scores into a ranking system see Appendix I.

9.3 GLOSSARY OF TERMS

There are a small number of terms used in this volume which have been discussed in Volume I and which are briefly defined below:

Based recreation - refers to holiday makers 'based' at a particular beach in holiday homes, camping grounds and other holiday accommodation.

Beach use area - refers to that area of land adjoining the beach which acts as a logical extension of it for recreational use.

Total beach area - refers to the area of sand exposed at mid-tide plus the adjoining beach use area.

Beach hinterland - refers to the bay area beyond the beach use area, generally extending as far back as the ridgelines.

"Queens Chain" - refers to the road or reserve found around most of the New Zealand coastline and alongside rivers and lakes.

CHAPTER 10

INDIVIDUAL BEACH ANALYSIS REPORTS

This chapter contains the detailed individual beach analysis reports which expand on the information presented in the sector summaries and summary tables in Section 6.4 of Volume I. They should be treated as working reports rather than definitive statements even though the conclusions in them are believed to be appropriate ones in the light of national policy.

The analysis of factors and other descriptive information is discussed under the following headings:

A Landscape

- (a) Scenic quality of the drive into the bay, generally commencing at the point of departure from the main road.
- (b) Visual quality of the beach area assessed from the places considered to be the most used, generally the main beach use area.

In view of the importance placed on driving for pleasure and picnicking, it is reasonable to conclude that the landscape attractiveness of both the approach to, and the beach itself should be very important considerations in the determination of the use to which a beach should be put.

B Beach Use Area

- (a) Existing area available for use by visitors.
- (b) Ownership of existing area.
- (c) Potential, including parking and picnic areas.

C Level of Use

- (a) Visitor numbers.
- (b) Density.

D Range of Activities

- (a) Existing.
- (b) Potential.

Identified against a list of 13 beach-oriented recreational pursuits.

E Facility Provision

Identified against a list of 18 features or facilities which contribute to existing recreational use.

F Access

- (i) Distance from Christchurch and, where pertinent, from Akaroa.
- (ii) Beach approach road, generally taken as commencing from the main road, discussed in terms of surface, width and grade.
- (iii) Final beach access from formed public road to beach use area discussed in terms of public or private, vehicular or pedestrian, special difficulties or obstacles.

G Environmental Criteria

- (a) Environmental Advantages - features which encourage or enhance recreational use, identified against a list of 13 elements.
- (b) Environmental Disadvantages - features which discourage or detract from recreational use, identified against a list of 11 elements.

H Special Features

I Ability of Hinterland to Absorb Holiday Homes

Assessed on:

- available space to allow introduction without altering significantly the rural character of the area.
- the presence of existing holiday homes.
- the ability of the area visually to absorb development.
- the adequacy of the beach resource.

The assessment of the nine factors in respect of each beach is presented in the individual beach analysis reports in chapter 10 in the following terms:

- (i) An evaluation of factor scores.
- (ii) A discussion of the planning implication of (i) as they affect present and potential use of each beach for recreation.
- (iii) The detailing for each beach of guidelines for future recreational planning arising out of the discussion of implications.
- (iv) An examination of the problems and limitations on recreational potential arising from (i).

For easy reference the reports have been grouped in the following sectors (see Map 1):

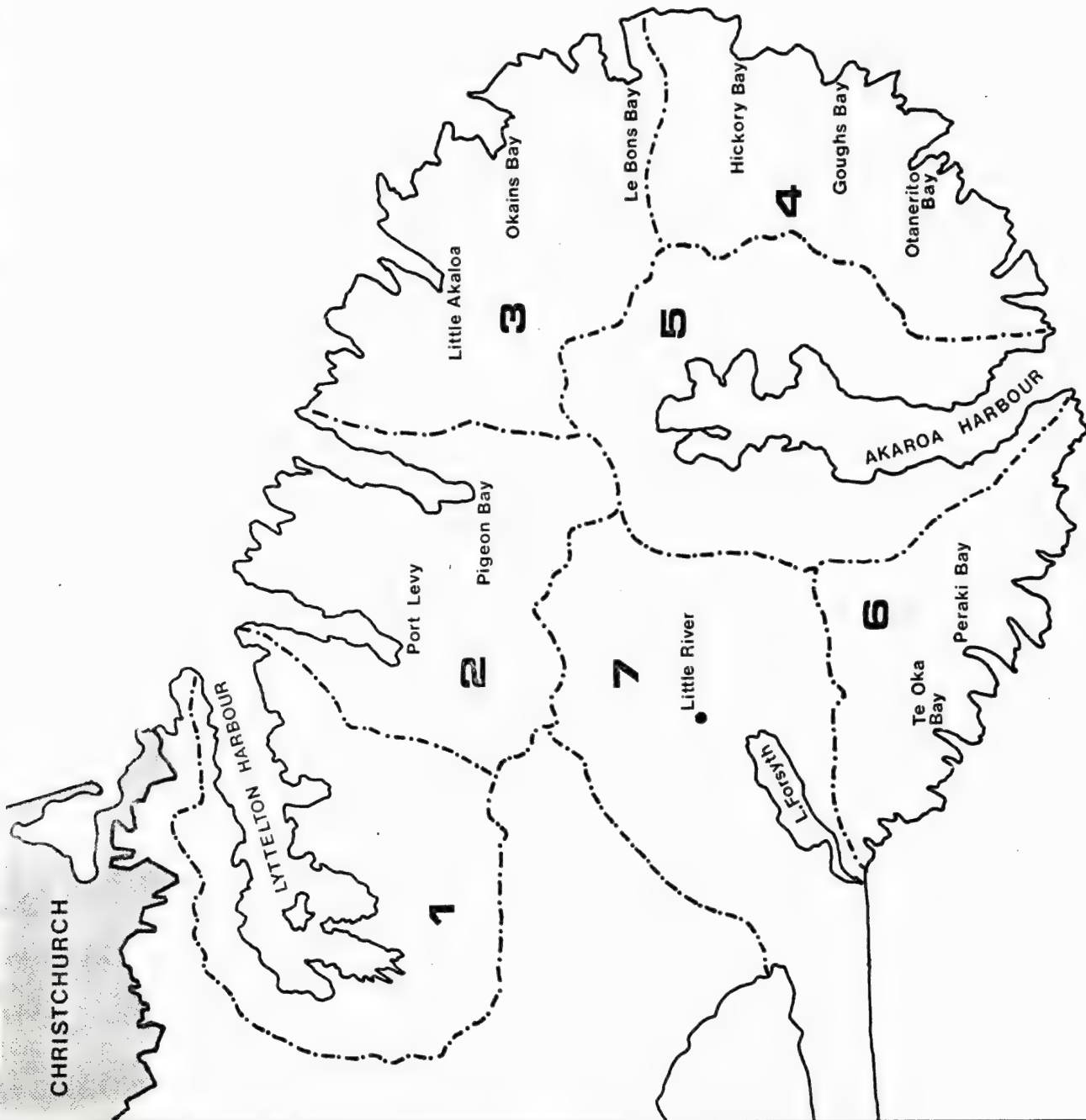
- Sector 1 - Lyttelton Harbour
- Sector 2 - Port Levy/Pigeon Bay
- Sector 3 - Eastern Bays
- Sector 4 - South-eastern Bays
- Sector 5 - Akaroa Harbour
- Sector 6 - Southern Bays
- Sector 7 - Lake Forsyth Valley

SECTORS

- 1** Lyttelton Harbour
- 2** Port Levy - Pigeon Bay
- 3** Eastern Bays
- 4** South-eastern Bays
- 5** Akaroa Harbour
- 6** Southern Bays
- 7** Lake Forsyth Valley

BANKS PENINSULA ANALYSIS SECTORS

MAP 1



10.1 SECTOR 1 - LYTTTELTON HARBOUR

This sector is discussed at p. 29 in Volume I.
Individual beach analysis reports follow for:

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| Cass Bay | 10 |
| Rapaki Bay | 13 |
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| Hays Bay | 25 |
| Church Bay | 28 |
| Diamond Harbour | 32 |
| Purau Bay | 36 |
| Wreck Bay | 39 |
| Shelly Bay | 42 |
| Camp Bay | 46 |
| Little Port Cooper | 49 |

CORSAIR BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Dyers Pass and around harbour. Some good harbour views. Drive from Tunnel provides interesting views of the Port.

Rank = High

- (b) Visual quality of the beach area The beach is well enclosed by its headlands which have a good cover of vegetation - largely mature pines but also eucalyptus species and smaller plants. There is an excellent harbour view including Quail Island and the indented shape of the whole water expanse. The beach is covered at high water but has an attractive shape and colour at lower states of the tide. The hinterland landscape is good with a striking rock feature on the skyline. The buildings detract quite markedly from the quality of the beach use area. Similarly some houses in the hinterland are a detraction although they are not as conspicuous.

Score = 28, Rank = Moderate

B Beach Use Area

- (a) Existing 2,200 m², as well as domain on eastern headland.
- (b) Ownership Public.
- (c) Potential Limited to headlands.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|-------------------------------------|--|----------------------------|-----------------------------|
| Numbers Date and time Weather | 696 Sun 4.1.76 2.30 pm fine, hot | 550 | 450 |

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|---------------------------------|---------|---------------------------------|
| 4,000 m ² | 696 | 17.4 persons/100 m ² | 550 | 13.7 persons/100 m ² |

Rank = High

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, fishing from shore, walking.

Score = 6, Rank = Moderate

- (b) Potential No additional activities.

Score = 6, Rank = Moderate

E Facility Provision

- (i) Toilets and separate changing sheds.
- (ii) Some picnic furniture, barbeque area, litter bins, tap for water for casual users, and 2 shelter sheds.
- (iii) Small shop, open during holiday period and weekends.
- (iv) Jetty.
- (v) Children's play equipment, including swimming raft.
- (vi) Adequate parking for average use levels in formed car parks adjacent to the beach use area (130 spaces).
- (vii) Beach use area terraced and grassed, inadequate for peak use numbers.
- (viii) Domain, undeveloped.
- (ix) Sealed access direct to car parks.

Score = 12, Rank = High

F Access Constraints

- (i) Distance from Christchurch: 14.5 km (via Road Tunnel)
20.5 km (via Dyers Pass)
- (ii) Beach approach road main harbour road direct to car park.
- (iii) Beach access via 100 m concrete path.

Score = 0, Rank = Low

G Environmental Criteria(a) Environmental Advantages

- (i) Beach is sheltered from the prevailing summer north east wind.
- (ii) Water has good colour and clarity, attractive for swimming.
- (iii) Very safe beach being gently sloping, no surf. Ideal beach for children because of its small size and ease of supervision.
- (iv) Clean beach, permanent caretaker to police litter and vandalism.

Score = 6, Rank = Moderate

(b) Environmental Disadvantages

- (i) There is no sand exposed at high tide. However, at mid tide there is some 20 m of golden sand mixed with a large quantity of white shell fragments, which is well suited for sunbathing and children's play.

Score = 1, Rank = Low

H Special Features

Nil.

I Ability to Absorb Holiday Homes

The hinterland is for the most part too steep and therefore not suited to holiday homes. At present there are houses located alongside the main road, but further development would seriously detract from the existing character of the landscape. This area has little in the way of vegetation so that holiday homes would be very obtrusive from the road. In addition the beach is of a relatively small size and under heavy pressure from day trippers and a greater number of based recreationists would affect its use by casual visitors.

2 SUMMARY

Corsair Bay is one of the most popular bays on the Peninsula and it has a high use level resulting from its proximity to Christchurch and its very sheltered nature. The beach is only of a small scale and consequently experiences overcrowding on fine, hot days during the holiday period and weekends. This is heightened by the fact that at high tide there is no sand exposed for sunbathing. It is well provided with facilities and the terraced beach use area combined with safe swimming for children makes it an ideal location for family picnics. There is no potential to expand the existing beach use area except by developing the headlands to provide more picnicking space.

3 CONCLUSIONS

Corsair Bay is already well developed to cater for day trippers. However, in the long term it may be necessary to expand both the area and facilities to accommodate even higher use levels. To this end:

- (i) The eastern headland should be developed for picnicking.
- (ii) The potential for additional car parking should be investigated.
- (iii) Small area for residential development provided for in District Scheme should not be expanded.

4 PROBLEMS AND LIMITATIONS

- (i) The principal limitation of Corsair Bay is its small size and the restricted beach use area immediately behind the beach. It is already experiencing overcrowding at peak times so that either an alternative beach site should be developed to cater for the overflow (eg, Rapaki Bay) or some extension of the beach use area onto the headlands should be investigated.

CASS BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Dyers Pass and around harbour. Some good harbour views. Approach from Lyttelton unremarkable except for interest created by the Port.

Rank = High

- (b) Visual quality of the beach area Unremarkable. The area is dominated by urban style housing. The beach is not particularly attractive with stones above high water and silty/sand below. The jetty, sewage tanks and boatshed form prominent detractors. The hinterland has good topography and rocky peaks are a feature. The harbour view is excellent with visual interest being heightened by boats moored in the bay.

Score = 17, Rank = Low

B Beach Use Area

- (a) Existing 360 m² (approx).
- (b) Ownership Public, within "Queens Chain".
- (c) Potential Proposed recreation reserve adjacent to main beach.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 90 | 50 | - |

Note: No activities counts undertaken, figures are estimates by local residents.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 5,700 m ² | 90 | 1.6 persons/100 m ² | 50 | 0.8 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, water skiing, rock scrambling.

Score = 7, Rank = Moderate

- (b) Potential No additional activities.

Score = 7, Rank = Moderate

E Facility Provision

- (i) Toilets.
- (ii) Boating facilities: concrete pad from road suitable for launching only at high tide, at other times launching occurs from beach; concrete ramp from boatshed; wooden ramp for dinghies; jetty; large boatshed; storage shed for dinghies; moorings.
- (iii) Water ski lane.
- (iv) Tearooms on main road.
- (v) Adequate area for picnicking and parking on recreation reserve.
- (vi) Litter bins.
- (vii) Primarily permanent homes.

Score = 10, Rank = Moderate

F Access Constraints

- (i) Distance from Christchurch: 15.5 km (via Road Tunnel)
19.5 km (via Dyers Pass)
- (ii) Beach approach road main harbour road, then through residential subdivision, direct to beach.

Score = 0, Rank = Low

G Environmental Criteria(a) Environmental Advantages

- (i) The beaches are sheltered from the prevailing summer north east winds.
- (ii) Safe beaches being gently sloping, no surf.
- (iii) Good rocks for rock scrambling between middle and eastern beach, also around eastern headland.
- (iv) Beaches are clean, there being low levels of litter and natural debris.

Score = 5, Rank = Moderate

(b) Environmental Disadvantages

- (i) Water very muddy, especially at main beach, not attractive for swimming.

- (ii) There is only a limited strip of sand exposed at high tide on all three beaches. The two western beaches have brown/grey sand exposed at mid tide while the eastern beach has 15 m of golden sand exposed 10 m below the high water mark at mid tide. The already low sunbathing appeal of the main beach is further reduced by large patches of stones. All three beaches have a 10-12 m strip of stones on their upper reaches.
- (iii) The nature of the access through the residential subdivision tends to give the impression of a private beach.

Score = 4, Rank = Moderate

H Special Features

Nil.

I Ability to Absorb Holiday Homes

Cass Bay is a relatively newly opened up subdivision of predominantly permanent homes. At present the community is very obtrusive from both the road and harbour because of the lack of vegetation. However, the provision of amenity planting would soften its impact on the landscape. The beach resource has only a limited ability to cater for based recreation, although there are a number of alternative beach areas close at hand. In developing this area the residential community should be kept compact and confined to the seaward side of the main harbour road. Provision for such development has been made in the Lyttelton Borough District Scheme.

2 SUMMARY

Like Governors Bay, Cass Bay has a predominantly permanent population which commutes daily to Christchurch for work. The beach has little attraction or potential for recreation, being principally dark coloured, stony in places, and grading into mud. The water also holds little appeal for swimming. Boating is a very popular activity, many of the residents having boats moored in the bay. Although there is little to attract day trippers, the Lyttelton Borough Council has designated an area adjacent to the main beach for a recreation reserve. This should be adequate for existing and potential levels of use.

3 CONCLUSIONS

Although the main recreation users of Cass Bay are permanent residents there is still a need to provide an attractive spot close to the beach for sunbathing and picnicking to compensate for the lack of suitable sand area. To this end:

- (i) The recreation reserve should be grassed and planted with trees for shade.

Because there is little to attract casual day trippers residential expansion can occur without causing any major conflict between user groups. Therefore:

- (ii) Residential development should be confined in accord with present District Scheme zoning along with the encouragement of amenity planting to soften the impact of new housing.

RAPAKI BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Dyers Pass and around harbour. Some good harbour views.

Rank = High

- (b) Visual quality of the beach area There is only a small degree of local enclosure for the beach but it is surrounded by the excellent harbour landscape. The beach is attractive, in particular its golden colour, but this is mostly covered at high tide. The willows add to the visual quality of the beach use area. Some detraction arises from litter and debris on the beach while eroding gullies detract from the hinterland.

Score = 20, Rank = Moderate

B Beach Use Area

- (a) Existing 4,000 m²
- (b) Ownership Partially within "Queens Chain", predominantly private.
- (c) Potential Limited adjacent to the beach.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 200 | 50 | - |

Note: No activities counts undertaken, figures are estimates by local residents.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 6,000 m ² | 200 | 3.3 persons/100 m ² | 50 | 0.8 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, fishing from boats.

Score = 5, Rank = Moderate

- (b) Potential In addition, water skiing.

Score = 6, Rank = Moderate

E Facility Provision

- (i) Jetty.
- (ii) Hall used by organised picnicking groups.
- (iii) Two holiday homes. Small community of permanent homes.
- (iv) Adequate beach use area for picnicking, capable of absorbing higher use levels.
- (v) Parking is inadequate, there being two small parking areas. In addition the road is very narrow and not suited to roadside parking.

Score = 5, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 17 km (via Road Tunnel)
18 km (via Dyers Pass)
- (ii) Beach approach road main harbour road then via Rapaki Road. 500 m sealed, average width 3 m, steepest grade 9°.
- (iii) Beach access is via 300 m walking track, not sign posted.

Score = 2, Rank = Low

G Environmental Criteria(a) Environmental Advantages

- (i) The beach is sheltered from the prevailing summer north east winds.
- (ii) The water has good clarity and colour.
- (iii) Very safe beach being gently sloping, no surf.
- (iv) Low levels of debris and litter on the beach. However, large quantities of litter and broken glass scattered throughout the beach use area.
- (v) Beach use area is bordered by willows. There are a number of pinus seedlings which have been planted in the area.

Score = 7, Rank = Moderate

(b) Environmental Disadvantages

- (i) There is only a limited extent of sand exposed at high tide, approximately 4m. However, at mid tide there is a good area of attractive golden white sand exposed, which is well suited for sunbathing and children's play.
- (ii) The enclosed, built-up nature of the road into the bay and, until recently, a 50 cent toll because it was a private road have tended to deter casual day trippers.

Score = 2, Rank = Low

H Special Features

Maori settlement; Jetty is a memorial to the soldiers in World War I.

I Ability to Absorb Holiday Homes

The area below the Lyttelton Road is already partially developed predominantly with permanent homes. The existing community is not visible from the beach and there is a good variety of vegetation, partially screening it from the road. A large area has been zoned residential in the Mount Herbert County District Scheme which will mean a growth of both permanent and holiday homes. The beach resource is such that an increased based population could be absorbed and if existing vegetation is retained the impact of more houses would be lessened visually. Such growth, however, will destroy the unique, quiet, semi-rural character of the existing community. It would also tend to pre-empt the beach for based recreationists.

2 SUMMARY

At mid tide Rapaki Beach is attractive for swimming and sunbathing. In addition there is sufficient grassed beach use area to compensate for the lack of sand at high tide. Its close proximity to Christchurch, either via Dyers Pass or the Road Tunnel, combined with the opening of the access road to the public means that Rapaki will come under increasing pressure. It is also the only bay, apart from Corsair Bay, on the north side of the harbour which has an appreciable recreation appeal. Since Corsair Bay already experiences overcrowding, Rapaki Bay should be developed in the long term to serve a 'draw-off' function so as to more evenly disperse the numbers of recreationists seeking a good family swimming spot close to Christchurch.

3 CONCLUSIONS

Because of its high recreational capacity, in terms of the harbour as a whole, it is felt that this bay could be developed so as to attract more day trippers and so relieve to some extent the pressure on the limited resource of Corsair Bay. To this end:

- (i) Access, both road and foot should be upgraded. This will require in the long term, the widening of the existing access road or the construction of an alternative, as well as the improvement of the track to the beach by sign posting and widening.
- (ii) Additional parking areas should be created with good access both from the road and from the beach.

- (iii) The beach use area should be expanded and acquired for public use, with some additional amenity planting to create attractive picnic spots. In addition, facilities for day trippers such as toilets, should be developed in the long term.
- (iv) Holiday and permanent housing should be contained in such a way as to prevent the over building of the beach or road which would tend to create the impression of a private beach and consequently exclude day visitors.

4 PROBLEMS AND LIMITATIONS

- (i) At the present time the utilisation of the beach is largely restricted by inadequate parking facilities. In the long term parking could also bring conflicts with permanent and holiday residents unless adequate offstreet parking is provided.

GOVERNORS BAY (Including Sandy Bay)

Sandy Bay is a small bay within the larger context of Governors Bay and has therefore been considered as part of Governors Bay.

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Dyers Pass and around harbour. Some good harbour views.

Rank = High

- (b) Visual quality of the beach area Assessed at Sandy Bay. The visual quality of the whole bay is very dependent on the tide. At low tide there is a broad expanse of mudflats while at mid tide Sandy Bay has a pleasant sandy beach which is all but covered at high tide. The view of the Governors Bay settlement and tree patterns, the harbour and moored boats contribute to the visual quality.

There is some detracting from holiday homes behind the beach.

Score = 19, Rank = Low

B Beach Use Area

- (a) Existing 950 m² (Sandy Bay)
- (b) Ownership Public, within "Queens Chain".
- (c) Potential Some potential behind beach if steep bank levelled and terraced.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 100 | 60 | - |

Note: No activities counts undertaken, figures are estimates by local residents.

(b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 1,175 m ² | 100 | 8.5 persons/100 m ² | 60 | 5.1 persons/100 m ² |

Rank = Moderate

Note: A large proportion of recreationists at this bay are engaged in boating and fishing when tidal conditions allow.

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats, rock scrambling.

Score = 7, Rank = Moderate

- (b) Potential No additional activities.

Score = 7, Rank = Moderate

E Facility Provision

- (i) Boating facilities: jetty, moorings, large boatshed.
- (ii) Shop and petrol pumps; hotel.
- (iii) Holiday and permanent homes.
- (iv) Adequate parking for average use levels at Sandy Bay, roadside parking near jetty.
- (v) A number of small recreation reserves designated in Mt Herbert County District Scheme at both Governors Bay and Sandy Bay.

Score = 7, Rank = Moderate

F Access Constraints

- (i) Distance from Christchurch: 13 km (via Dyers Pass).
- (ii) Beach approach road main harbour road.
- (iii) Beach access to Sandy Bay is via 200 m of sealed road; average width 4 m; some steep grades (10°).

Score = 1, Rank = Low

G Environmental Criteria(a) Environmental Advantages

- (i) The beach at Sandy Bay is sheltered from the prevailing summer north east winds.
- (ii) Very safe beach being gently sloping, no surf.
- (iii) A small extent of wave cut platform at the base of the eastern headland, with small caves of interest to children.

Score = 3, Rank = Low

(b) Environmental Disadvantages

- (i) The water is very muddy at mid to low tide which reduces its swimming appeal.
- (ii) Only a limited area of sand is exposed at high tide (3 m strip). At mid tide there is 15 m of grey/brown sand which grades into mudflats. At low tide the whole of Governors Bay is largely a mudflat area. The sunbathing appeal of Sandy Bay is further reduced by the large quantity of small stones on the sand.
- (iii) The eastern end of the beach has a large quantity of debris above high water. Some broken glass also on beach.
- (iv) Houses above Sandy Bay overlook the beach and are as yet only partially screened by trees.

Score = 6, Rank = Moderate

H Special Features

Mansons Point (Kaitangata Peninsula) which forms the south eastern head-land of Governors Bay is an interesting landscape feature which, because of its prominence should not be built on. As well as providing a strong visual focus in the harbour it has potential for picnicking and associated uses.

I Ability to Absorb Holiday Homes

There is already a relatively large community of predominantly permanent homes at Governors Bay. These are well screened by mature trees and further development could be readily absorbed. Provision for such development has been made in the Mt Herbert County District Scheme. At Sandy Bay some residential development has occurred and the area is also zoned for residential use. However, there is less mature vegetation to absorb the impact of new houses and they would be particularly obtrusive from the beach. The beach resource has little ability to cater for based recreation, although there are a number of alternative beach areas close at hand.

2 SUMMARY

Governors Bay is one of the principal harbour settlements which has a permanent population that commutes daily to Christchurch to work. The beach at Sandy Bay has little attraction or potential for recreation. Boating is the chief activity there being a large number of small craft moored in the bay. At low tide the bay has little attraction because of the large expanse of mudflats. The Mount Herbert County Council has designated some small areas for recreation, both in Governors Bay and behind the beach at Sandy Bay, which will be adequate for use by day trippers for picnicking.

3 CONCLUSIONS

Although it is a relatively large community, Governors Bay has only minimal recreation potential. However, there is a need to cater for both residents and day trippers using the small beach at Sandy Bay. To this end:

- (i) The area behind the beach designated in the Mt Herbert County District Scheme for recreation reserve should be developed as a beach use area for picnicking.
- (ii) Further recreation opportunities are offered by Mansons Point which could be developed for picnicking and associated activities in the long term.

Because there is little to attract casual day trippers the continued growth of housing within the context of the District Scheme should not result in any conflict between user groups.

4 PROBLEMS AND LIMITATIONS

- (i) Mudflats at low tide.

CHARTERIS BAY (Including Paradise Bay)

Paradise Bay is a small bay within the larger context of Charteris Bay and has therefore been considered as part of it.

1 DISCUSSION OF FACTOR SCORES

A Landscape Assessment

- (a) Scenic quality of the drive High quality from Dyers Pass and around harbour. Excellent harbour views.

Rank = High

- (b) Visual quality of the beach area Assessed at Paradise Bay. The bay itself has good enclosure within the larger context of Charteris Bay. The main contributors to the landscape quality are the beach and the hinterland. The attractiveness of the former arises from its shape, the white/gold colour of the sand and its shelly texture. For its part the beach hinterland has good enclosure and a good variety of vegetation. Most prominent in summer are the multi-coloured ice plants. A special landscape feature is the Moepuku Peninsula providing a degree of enclosure as well as varied patterns of topography and water expanse.

A high degree of detracting arises from the boatsheds and slipways which clutter the shoreline. Also at low tide the mudflats tend to detract.

Score = 27, Rank = Moderate

B Beach Use Area

- (a) Existing No beach use area at Paradise Bay. Area around Yacht Club used exclusively for rigging and storage. Some small areas at roadside at head of the bay.
- (b) Ownership Public, within "Queens Chain".
- (c) Potential Limited, none adjoining beach areas.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 450 | 300 | - |

Note: No activities counts undertaken for whole bay, figures are estimates by local residents.

(b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|---------------------------------|---------|--------------------------------|
| 1,050 m ² | 180 | 17.2 persons/100 m ² | 100 | 9.5 persons/100 m ² |

Because of the size of Charteris Bay and its predominant use as a boating venue it is difficult to calculate density by the formula used throughout this report. Therefore, density has been calculated for Paradise Bay only.

Rank = High

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats, water skiing, rock scrambling, walking.

Score = 9, Rank = High

- (b) Potential No additional activities.

Score = 9, Rank = High

E Facility Provision

- (i) Boating facilities: public concrete boat launching ramp; moorings; private boatsheds; Charteris Bay Yacht Club has 3 jetties, 3 slip ways, rigging and storage area, clubrooms.
- (ii) Litter bins.
- (iii) Water ski lane.
- (iv) Golf course, tennis club.
- (v) Very limited beach use areas for picnicking, little potential adjoining beach.
- (vi) Parking at roadside only, hazardous for children, parking restrictions on narrow sections of road.
- (vii) Large area designated as proposed recreation-arboretum.
- (viii) In excess of 150 holiday homes, as well as a number of permanent homes.

Score = 8, Rank = Moderate

F Access Constraints

- (i) Distance from Christchurch: 27 km.
- (ii) Beach approach road main harbour road.
- (iii) Access to Paradise Bay is via 100 m of walking track, 1 m wide, steep in places, but stepped.

Score = 0, Rank = Low

G Environmental Criteria

(a) Environmental Advantages

- (i) The beach of Paradise Bay is sheltered from the prevailing summer north east winds. However, much of the bay as a whole is exposed.
- (ii) Very safe beach being gently sloping, no surf.
- (iii) Very clean beach having low levels of litter and natural debris.
- (iv) Rocky shoreline in places suitable for rock scrambling and walking.
- (v) Trees forming border between holiday home and beach at Paradise Bay provide shade on the beach.

Score = 8, Rank = Moderate

(b) Environmental Disadvantages

- (i) Swimming appeal detracted from at mid to low tide by muddy nature of the water.
- (ii) Only 4 m of sand exposed at high tide. However, at mid tide there are some 15 m of white/gold shelly sand exposed, ideal for sun-bathing and children's play. However, appeal is reduced by patches of stones.
- (iii) Holiday home immediately behind beach, partially screened by trees.

Score = 4, Rank = Moderate

H Special Features

Moepuku Peninsula which forms the western headland of Charteris Bay is an interesting landscape feature with high recreational appeal for walking and picnicking.

I Ability to Absorb Holiday Homes

There is already a relatively large community of predominantly holiday homes. Although these are visible from the beach areas and harbour, additional housing behind the existing development would not obtrude on the beach. Existing mature trees and topographical diversity would also help to absorb their visual impact. Future development should take place back into the hinterland, rather than spread along the main road. Provision for further development has been made in the Mount Herbert County District Scheme

2 SUMMARY

The very limited, yet attractive beach at Paradise Bay experiences a high level of use and because of the lack of beach use area could not readily absorb higher use levels. The dominant recreational activity of Charteris Bay is boating, centred on the Charteris Bay Yacht Club. Because of the level of facilities already provided for boating, this

use should be encouraged and casual picnicking and day trip groups would be better catered for at adjoining Hays Bay (for swimming) and Moepuku Peninsula (for more passive activities such as picnicking). Both areas are designated for recreation in the Mount Herbert County District Scheme. At the same time the limited beach resource would also be more readily available for based recreationists holidaying in Charteris Bay. In this way conflict between user groups, both in terms of boaties and others as well as based and day trip, will be reduced. Limited potential for parking is another reason why day trip usage should be channelled away from the centre of the bay.

3 CONCLUSIONS

Because of the bay's limited potential to cater for day trippers it is suggested that:

- (i) Moepuku Peninsula be developed for picnicking and associated activities.
- (ii) Consideration be given to improving boating and associated facilities. In particular, the development near the public boat launching ramp of parking for cars and boat trailers.
- (iii) Additional holiday home development occur in accordance with District Scheme zoning.

4 PROBLEMS AND LIMITATIONS

- (i) Restricted space available for parking both on and off the road.
- (ii) No potential for a beach use area adjoining Paradise Beach (unless the existing holiday home is acquired).

HAYS BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Dyers Pass and around harbour. Excellent harbour views.

Rank = High

- (b) Visual quality of the beach area Excellent quality, contributed to by the local enclosure within the larger scale enclosure of the harbour, the harbour views and the beach which has a light colour and special texture created by shell fragments. The beach hinterland is attractive, gently sloping pasture. The Charteris Bay Yacht Club and boats add interest to the shoreline. The quality of the beach use area is detracted from by old stock yards, shed and a holiday cottage at the northern end, but enhanced by the vegetation around the old homestead.

Score = 33, Rank = High

B Beach Use Area

- (a) Existing 1,000 m².
- (b) Ownership Public, within "Queens Chain".
- (c) Potential Approximately 6,000 m².

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 60 | 20 | - |

Note: No activities counts undertaken, figures are estimates by local residents.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 5,050 m ² | 60 | 1.2 persons/100 m ² | 20 | 0.4 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, fishing from boats.

Score = 5, Rank = Moderate

- (b) Potential In addition sitting in cars.

Score = 6, Rank = Moderate

E Facility Provision

- (i) Three private boatsheds.
- (ii) Approximately twelve holiday homes, merge into Charteris Bay.
- (iii) Adequate beach use area for picnicking at existing level of use. Good potential.
- (iv) Existing roadside parking hazardous. Good potential for parking.

Score = 3, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 28 km.
- (ii) Beach approach road main harbour road.
- (iii) Beach access is via 300 m walking track from main road above Charteris Bay; very steep and not sign posted. Alternative access via 300 m private farm vehicle track, steep and narrow, dangerous turn-off from main road.

Score = 2, Rank = Low

G Environmental Criteria(a) Environmental Advantages

- (i) Largely sheltered from prevailing summer north east winds, exposed to south west.
- (ii) Water good colour and clarity.
- (iii) Very safe beach being gently sloping, no surf.
- (iv) Good vegetation in potential beach use area for shade and shelter.
- (v) High quality landscape enhances passive recreation.

Score = 7, Rank = Moderate

(b) Environmental Disadvantages

- (i) No sand exposed at high tide, approximately 5 m of small shells. However, good area of white shelly sand exposed at mid tide for sunbathing and children's play.

Score = 1, Rank = Low

H Special Features

Nil.

I Ability to Absorb Holiday Homes

The beach hinterland is too small and the headland is too exposed for the development of holiday homes. This area has a good rural character which provides a visual break from the largely built-up nature of Charteris Bay. This would be destroyed by holiday homes. There is also little vegetation to screen them from the beach, harbour or road. The existing small community on the southern headland is of good quality and their impact is softened by good amenity planting. Additional holiday homes located behind the beach would give the impression of a private beach.

2 SUMMARY

This is a very attractive beach having good water quality, safe swimming and high visual quality which makes it an ideal setting for family picnics. The low level of use it experiences at the present time is due largely to the difficulty of access. Because of its high potential for recreation, Hays Bay should be preserved as a day trip area to relieve the existing pressures on Charteris Bay so that the latter can serve the interests of boaties more fully. To this end the flat area of beach hinterland behind the beach would need to be developed as a beach use area for picnicking and associated activities. This would offset the limited area of exposed sand at high tide.

It is noted that the Mount Herbert County District Scheme shows the northern headland and hinterland behind the beach as designated for recreation purposes.

3 CONCLUSIONS

This bay has good potential for family picnicking and could also serve to relieve existing pressures from conflicting user groups at Charteris Bay. To this end:

- (i) The area behind the beach should be developed for picnicking with additional tree planting. In the long term this would necessitate the acquisition and removal of existing farm buildings.
- (ii) Legal road access of a reasonable standard should be provided to enable easy access for family groups by car.
- (iii) No further holiday home development should occur.

4 PROBLEMS AND LIMITATIONS

- (i) The development of the beach use area will, in the long term, require the acquisition of a large part of the existing farm holding so that due regard will have to be made of farm management requirements.

CHURCH BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Dyers Pass and around harbour. Excellent harbour views.

Rank = High

- (b) Visual quality of the beach area Excellent visual quality. The beach has a strong sense of enclosure, both local and within the harbour context. The headlands are attractive with good vegetation and topography. Cross harbour views, especially the Port Hills skyline, are excellent. The holiday homes on the western headland are generally well absorbed and not obtrusive. Good enclosure, mature trees and patterns of rock and vegetation contribute to the good landscape quality of the beach hinterland. The grassed beach use area contributes to the overall quality and is divided by a pleasant stream and sheltered by ngaio and caprosma trees. A small holiday cottage dominates one end of the area.

Although the beach has a good shape it is detracted from by being stony and silty. The boatsheds are also a visual detraction.

Score = 32, Rank = High

B Beach Use Area

- (a) Existing 305 m².
- (b) Ownership Public, within "Queens Chain".
- (c) Potential Very little, surrounding hinterland too steep.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 40 | 20 | - |

Note: No activities counts undertaken, figures are estimates by local residents.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 5,000 m ² | 40 | 0.8 persons/100 m ² | 20 | 0.4 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, water skiing, rock scrambling.

Score = 6, Rank = Moderate

- (b) Potential No additional activities.

Score = 6, Rank = Moderate

E Facility Provision

- (i) Boating facilities: jetty, moorings, boatsheds (approximately 20).
 (ii) Water ski lane.
 (iii) Approximately 30 holiday homes.
 (iv) Adequate beach use area for existing low use level, but little potential to absorb increased numbers.

Score = 4, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 29.5 km.
 (ii) Beach approach road main harbour road, then via Athol Terrace.
 (iii) Beach access is via 420 m of walking track, steep in places. Access is not sign-posted nor is there any indication that the track can be used by the public.

Score = 3, Rank = Moderate

G Environmental Criteria(a) Environmental Advantages

- (i) The beach is sheltered from the prevailing north east summer winds. It is also sheltered from the south west.
 (ii) The beach is very safe, being gently sloping, no surf.
 (iii) This is a relatively clean beach, there being low levels of natural debris and litter.
 (iv) At the foot of the eastern headland are large rocks which are of interest for children's play.
 (v) The beach use area is bordered by attractive ngaio and caprosma trees which provide limited shelter.
 (vi) There is a small stream which is of interest for children's play, both in the beach use area and where it crosses the beach. This stream may dry up during the summer.
 (vii) High quality landscape enhances passive recreation value.

Score = 8, Rank = Moderate

(b) Environmental Disadvantages

- (i) The swimming appeal of this beach is detracted from by the muddy nature of the water, especially at mid to low tide.
- (ii) There is no sand exposed above high water, there being a 6 m strip of small stones. At mid tide there is some 40 m of light brown shelly sand which provides a good area for children's play. However, this grades into grey silt sand which is responsible for the cloudiness of the water.
- (iii) The sunbathing appeal of the beach at mid to low tide is lessened by a large patch of stones and the stream bisecting the beach.
- (iv) The beach is shaded in the early morning.

Score = 3, Rank = Low

H Special Features

Nil.

I Ability to Absorb Holiday Homes

The beach hinterland is very steep, but holiday homes have been cut into the western headland. These are of good quality and their impact is softened by amenity planting. In the Mt Herbert County District Scheme the hinterland is zoned residential and a new subdivision has been opened up on the eastern headland, but it is not visible from the beach. Additional holiday and permanent home development could occur around the existing community as long as adequate vegetation is maintained to help absorb them and reduce their visual obtrusiveness from the beach and harbour.

2 SUMMARY

Although this is an attractive beach its potential to absorb higher use levels is severely restricted by the very limited beach use area available for picnicking and sunbathing. Existing low use levels are contributed to by the difficulty of access, there being no clear indication from the main road of the way down to the beach, and no indication of whether the track is for general public use. In addition the large number of holiday homes crowded onto the western headland gives the impression of a 'private beach'. In general, the existing use of this beach is confined largely to the occupiers of these holiday homes. Thus because of its limited ability to absorb greater numbers, no vehicular access should be provided which would draw larger numbers of day visitors.

3 CONCLUSIONS

As noted above, the Mt Herbert County has zoned a large area of Church Bay residential in its District Scheme. This will mean an increase in both holiday and permanent residents. To prevent over use of the beach, as well as conflict between user groups, the existing use by based recreationists is all that should be encouraged. To this end:

- (i) Access should be confined to the existing track.
- (ii) No further development should occur.

4 PROBLEMS AND LIMITATIONS

- (i) Restricted beach use area with little potential for expansion.
- (ii) Limited parking, except roadside, at beginning of track. A large number of parked cars would create conflicts with the residents of the subdivision, a further reason for discouraging day visitors.

DIAMOND HARBOUR

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Dyers Pass and around harbour. Excellent harbour views.

Rank = High

- (b) Visual quality of the beach area A small confined beach with a strong sense of enclosure within the harbour which is imparted by the steep hinterland immediately behind. Other contributors are the skyline across the harbour, vegetation patterns on the headlands and the rocky shoreline. The concrete block dressing shed detracts.

Score = 26, Rank = Moderate

B Beach Use Area

- (a) Existing None adjoining beach. Large reserve 1.8 ha (approx) some 300 m from the beach.
- (b) Ownership Public.
- (c) Potential Potential for extending the existing area used by the public in the recreation reserve.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|-------------------------------------|--|----------------------------|-----------------------------|
| Numbers Date and time Weather | 700 Sun. 23.1.77 4.00 pm fine, hot | 300 | - |

- (b) (i) Density (beach and beach use area)

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|-----------------------|------|--------------------------------|---------|--------------------------------|
| 10,200 m ² | 700 | 6.8 persons/100 m ² | 300 | 2.9 persons/100 m ² |

Rank = Moderate

(ii) Density (beach only)

| Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|---------------------------------|---------|--------------------------------|
| 1,200 m ² | 195 | 16.1 persons/100 m ² | 100 | 8.3 persons/100 m ² |

Rank = High

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from shore, rock scrambling.

Score = 7, Rank = Moderate

- (b) Potential No additional activities

Score = 7, Rank = Moderate

E Facility Provision

- (i) Toilet blocks at the beach and in the reserve.
- (ii) Separate changing sheds at the beach.
- (iii) Reserve: Adequate area for parking and picnicking at present level of use. Barbeque areas; litter bins; taps; children's play equipment.
- (iv) Boating facilities: jetty, moorings and boatshed for dinghies.
- (v) Shop and tea rooms.
- (vi) Accommodation in Godley House - 7 rooms and 1 unit, accommodation for 18 people.
- (vii) Service station within 2 km at Church Bay.
- (viii) Ferry service by launch from Lyttelton, recreation attraction.
- (ix) Large community of permanent and holiday homes.

Score = 14, Rank = High

F Access Constraints

- (i) Distance from Christchurch: 32 km.
- (ii) Beach approach road, main harbour road, sealed directly to beach use area.
- (iii) Beach access via 300 m of walking track, well defined, steep in places, but has hand rails.

Score = 0, Rank = Low

G Environmental Criteria

(a) Environmental Advantages

- (i) The beach is sheltered from the prevailing north east summer winds. The recreation reserve is more exposed although existing tree planting (both mature and young trees) create areas of shelter.
- (ii) The beach is very safe being gently sloping, no surf.
- (iii) There are good rocks suitable for rock fossicking and children's play at low tide, rock pools add interest.
- (iv) The beach is clean having very low levels of litter and natural debris.
- (v) The beach use area is well provided with trees for shade and shelter. Together with the mown grass this makes for ideal picnic spots.

Score = 6, Rank = Moderate

(b) Environmental Disadvantages

- (i) The swimming appeal of this beach is detracted from by the muddy nature of the water, especially at mid to low tide.
- (ii) This is a stony beach, there being no sand exposed above high water. Large rocks also restrict sunbathing opportunities. The stones extend approximately 6 m below high water and grade into sand.

Score = 2, Rank = Low

H Special Features

Nil.

I Ability to Absorb Holiday Homes

There is already a relatively large community of both permanent and holiday homes so that additional residential development could easily be absorbed. Provision for such development has been made in the Lyttelton Borough District Scheme.

2 SUMMARY

Diamond Harbour is a very popular destination for day trips as well as afternoon drives for residents of Christchurch. The large recreation reserve provides an attractive setting for picnicking with good views of the harbour and across to the port facilities at Lyttelton. The beach itself is of limited size and although sheltered does not provide a really attractive opportunity for swimming or sunbathing. However, it is very well used, experiencing a high use density. This high use is largely a result of the suitability of the recreation reserve for picnicking; the sealed, good quality scenic drive; and the presence of a large number of permanent and holiday residents. Diamond Harbour will continue to experience high levels of use although some relief may be provided if the beaches beyond Purau are opened up.

3 CONCLUSIONS

The existing popularity of Diamond Harbour, because of its proximity to Christchurch and suitability for family picnicking, should be encouraged. To this end:

- (i) The recreation reserve could be developed and expanded as the need arises. Such extension should provide for amenity planting similar to that in the present area. Other development should include additional toilet facilities, children's play equipment and picnic facilities.
- (ii) Residential development in accord with the District Scheme appears to be appropriate as the separation of beach and day trip facilities tends to reduce conflicts arising from over-use.

4 PROBLEMS AND LIMITATIONS

- (i) The principal limitation of Diamond Harbour is the lack of a beach use area immediately adjoining the beach as well as the stony nature of the beach itself which makes sunbathing difficult. However, the recreation reserve compensates to a large degree for this deficiency.

PURAU BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Dyers Pass and around harbour. Excellent harbour views.

Rank = High

- (b) Visual quality of the beach area Good quality, largely contributed to by the rock outcrops, skyline and vegetation of the beach hinterland. Quality is very dependent on the tide as a large expanse of mudflat is exposed at low tide, but the beaches are more attractive at mid tide when shelly sand is exposed. Some of the holiday homes close to the beach detract.

Score = 24, Rank = Moderate

B Beach Use Area

- (a) Existing 1, 400 m² (approx) adjoining beach, plus a recreation reserve (4,000 m² approx), unmarked and over grown across the road from the beach.
- (b) Ownership Public.
- (c) Potential Good potential, mainly away from the beach.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|-------------------------------------|---|----------------------------|-----------------------------|
| Numbers Date and time Weather | 322 Sun. 16.1.77 3.00 pm fine, warm | 185 | 100 |

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|-----------------------|------|--------------------------------|---------|--------------------------------|
| 10,500 m ² | 322 | 3.1 persons/100 m ² | 185 | 1.7 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats, walking.

Score = 7, Rank = Moderate

- (b) Potential No additional activities.

Score = 7, Rank = Moderate

E Facility Provision

- (i) Toilets.
- (ii) Public boat ramp, jetty, moorings.
- (iii) Camping ground, privately owned. 42 sites serviced with power 14 without, and 4 cabins. Full facilities. Picnicking facilities available for day visitors at a nominal charge.
- (iv) Adequate area for picnicking for existing use levels, good potential.
- (v) Adequate roadside parking for existing use levels, good potential.
- (vi) Small community of holiday and permanent homes.

Score = 10, Rank = Moderate

F Access Constraints

- (i) Distance from Christchurch: 34 km.
- (ii) Beach approach road main road sealed directly to beach.

Score = 0, Rank = Low

G Environmental Criteria

(a) Environmental Advantages

- (i) Safe beach, for the most part gently sloping, no surf.
- (ii) Clear, running stream in the hinterland providing very attractive spot for picnicking. Where it enters the beach it provides interesting opportunities for children's play.
- (iii) Numerous small shells, of interest to children.

Score = 3, Rank = Low

(b) Environmental Disadvantages

- (i) The beach is exposed to the prevailing summer north easterly and easterly winds.
- (ii) The main beach has only 2 m of sand exposed at high tide. Below the high water mark there is 20 m of brown/grey sand/silt which grades into a large patch of small stones for the remainder of the tidal extent. The western end of the beach has 3 m of sand exposed at high tide, which continues below the high water mark. However, the beach slopes more steeply here and consequently there is less sand exposed at mid tide.

- (iii) At low tide much of the head of the bay is mudflats.
- (iv) Much of the beach has high levels of natural debris at and above the high water mark.
- (v) The water is very muddy, especially at low tide, which detracts from its swimming appeal.

Score = 5, Rank = Moderate

H Special Features

Nil.

I Ability to Absorb Holiday Homes

There is a good area for the expansion of the existing residential community for holiday home development. Although the existing homes are visible from the beach additional housing would take place behind this and would not therefore obtrude on the beach. Existing mature trees would help absorb their visual impact. In developing this area, the residential community should be kept compact. Provision for such development has been made in the Mt Herbert County District Scheme.

2 SUMMARY

Purau Bay does not have a very attractive beach, especially at low tide when a large expanse of mudflats is exposed. This tends to detract from its recreational appeal. However, it is a popular destination for day visitors from Christchurch, resulting in part because it is at the end of the main sealed harbour road. The major use of the bay is boating, there being a substantial public boat launching ramp.

The motor camp and holiday homes mean that it is well used by family groups. However, the beach is of a sufficient size to accommodate additional use and there is also adequate suitable beach use areas for day trippers. In addition, there are a number of smaller, more attractive beaches around the coast from Purau which could act as a 'draw-off' for the holiday population.

3 CONCLUSIONS

Purau Bay has potential to absorb more use by both based recreationists and day trippers. To this end:

- (i) The existing residential community can expand in accordance with District Scheme provisions.
- (ii) The recreation reserve and the stream esplanade zone should be developed for picnicking. In addition, the beach use areas would benefit from some amenity planting.

4 PROBLEMS AND LIMITATIONS

- (i) The recreational potential is reduced by mudflats at low tide.

WRECK BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Dyers Pass and around harbour. Excellent harbour views.

Rank = High

- (b) Visual quality of the beach area Good quality. The sand is attractive in colour and texture but is covered at high tide. The beach use area suffers from the lack of small scale enclosure and along with the beach, is extensively littered with tins, packets and plastic which form a substantial detraction. The hillside behind has attractive patterns of rock outcrop. A large rock outcrop on the north headland is a feature.

Score = 23, Rank = Moderate

B Beach Use Area

- (a) Existing 400 m² (approx).
 (b) Ownership Public, within 'Queens Chain'.
 (c) Potential An additional 1,000 m² (approx).

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 50 | 30 | - |

Note: No activities counts undertaken, figures are estimates by local residents.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 1,400 m ² | 50 | 3.6 persons/100 m ² | 30 | 2.1 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, water skiing.

Score = 5, Rank = Moderate

- (b) Potential No additional activities.

Score = 5, Rank = Moderate

E Facility Provision

- (i) Water ski lane.

- (ii) No other facilities for recreation.

- (iii) Beach use area inadequate for existing use levels, good potential.

Score = 1, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 35 km.

- (ii) Beach approach road main road around harbour sealed to Purau, then by 1 km of unsealed road, average width 3 m; no steep grades.

- (iii) Beach access 250 m through paddock, via stile and narrow track, private.

Score = 2, Rank = Low

G Environmental Criteria(a) Environmental Advantages

- (i) Very safe beach, gently sloping, no surf.

- (ii) 10 m of golden sand exposed at mid tide.

Score = 3, Rank = Low

(b) Environmental Disadvantages

- (i) The beach is exposed to the prevailing summer easterly and north easterly winds. In addition there is no vegetation for shelter.

- (ii) The water tends to be very murky at low tide which detracts from its swimming appeal.

- (iii) No sand is exposed at high tide, small stones and shells above high water mark, partially covered with weed. At least 10 m of attractive golden sand exposed at mid tide, suitable for sun-bathing and children's play.

- (iv) Large quantities of litter on beach and especially in picnic area. Requires some form of collection and disposal.

Score = 4, Rank = Moderate

H Special Features

Nil.

I Ability to Absorb Holiday Homes

There is only a very limited area suitable for holiday homes in the hinterland and this is very open and exposed, lacking both vegetation and topographical diversity so that holiday homes would be very obtrusive from the road, the beach and the harbour. In addition, the beach is only small and does not have the capacity to support a based holiday population. Finally because of its proximity to Purau, where provision has been made for residential development, holiday homes at this bay should be unnecessary.

2 SUMMARY

Although this bay scores low on environmental advantages it is nevertheless quite an attractive beach at mid to low tide when the golden sand is exposed. At this time, the beach provides opportunities for sunbathing and children's play. At present its use is dominated by water skiing and boating parties and because of its small size this should remain the principal use. There is sufficient potential for a beach use area for associated picnicking. The existing foot access is all that should be provided since increased numbers of casual visitors for swimming would conflict with those using the bay for waterskiing. Primary access should be by boat, there being good launching facilities at Purau, the larger bay of which Wreck Bay is a part.

3 CONCLUSIONS

Because of its small size this bay should not be opened up for large scale public use. To this end:

- (i) Access be restricted to foot and boat only.
- (ii) The beach use area should be expanded to provide picnicking areas in association with water based activities.
- (iii) No holiday home development should occur.

4 PROBLEMS AND LIMITATIONS

- (i) Adequate protection of private property and farm management.
- (ii) Because there is no homestead overlooking the bay problems of litter, fire and vandalism are heightened.

SHELLY (OR PILE) BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Dyers Pass and around harbour. Excellent harbour views.

Rank = High

- (b) Visual quality of the beach area Good quality with strong local enclosure. The shape of the water expanse is interesting with Ripapa Island as a focal point within it. The beach is attractive. The beach use area is dominated by a group of holiday homes which detract from the quality imparted by enclosure and the large, old pine in the centre. Erosion above the beach is a detraction.

Score = 24, Rank = Moderate

B Beach Use Area

- (a) Existing 800 m (approximately).
- (b) Ownership Predominantly private, partially in 'Queens Chain'.
- (c) Potential Additional 1,000 m² (approx) if holiday homes removed.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 90 | 40 | - |

Note: No activities counts undertaken, figures are estimates by local residents.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 3,200 m ² | 90 | 2.8 persons/100 m ² | 40 | 1.2 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, fishing from boats, diving, waterskiing, rock scrambling.

Score = 8, Rank = Moderate

- (b) Potential No additional activities.

Score = 8, Rank = Moderate

E Facility Provision

- (i) Litter bins.
- (ii) Moorings, boats mainly owned by holiday home owners.
- (iii) Water-ski lane.
- (iv) Eight holiday homes.
- (v) Existing beach area inadequate for present peak level of use.
- (vi) Problems occur with inconsiderate parking on roadside blocking access.

Score = 4, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 37 km.
- (ii) Beach approach road main road around harbour sealed to Purau, then by 2 km of unsealed road - average width 3 m; no steep grades.
- (iii) Beach access 200 m of walking track; ill defined; private property.

Score = 3, Rank = Moderate

G Environmental Criteria(a) Environmental Advantages

- (i) Beach is sheltered from the prevailing summer easterly and north easterly winds but it is exposed to other winds.
- (ii) Water good colour, swimming appeal reduced by slight murkiness.
- (iii) Very safe beach, gently sloping, no surf.
- (iv) A 6 m strip of dry, light coloured sand is exposed at high tide. This extends to approximately 15 m at mid tide which provides a good sand area for sunbathing and children's play.

Score = 6, Rank = Moderate

(b) Environmental Disadvantages

- (i) Holiday homes dominate and detract from the beach use area. Gives the impression of a private beach.

Score = 1, Rank = Low

H Special Features

Nil.

I Ability to Absorb Holiday Homes

The beach hinterland is small and steep in places. There is no vegetation of note and little topographic diversity so that holiday homes would be very obtrusive from the road, the beach and the harbour. The existing baches are generally of makeshift construction and sited very close to each other. Because of its proximity to Purau, where provision has been made for residential development, holiday homes at this bay are unnecessary. In the long term the existing homes should be removed.

2 SUMMARY

Shelly Bay is only a very small bay but it has good environmental features, having moderate swimming appeal and a sandy beach for sunbathing and children's play. Because there is only a small beach use area and potential expansion is constrained by topography; the land becoming progressively steeper and very open, this bay should not be opened up for large scale use. To this end foot access only should be provided, as is the case at the present time. The beach use area will need to be expanded for picnicking in association with water-based activities so that in the long term the existing small holiday home community will have to be removed. Potential for a large beach use area exists on the north eastern headland but this is not considered desirable since it would alter the existing high quality of the views from the road. In the harbour context, Shelly Bay contributes much to the visual quality and should therefore only experience limited use.

3 CONCLUSIONS

Because of its small size Shelly Bay does not lend itself to large scale usage. To this end:

- (i) No road access should be given, primary access to be by boat for waterskiing and by foot for swimming and associated picnicking.
- (ii) A car parking area should be sited by the road near the start of the access track.
- (iii) The existing flat area behind the beach should be acquired for a picnic area.
- (iv) In the long term the existing holiday homes should be removed and the beach use area expanded.
- (v) No further holiday home development should occur.

4 PROBLEMS AND LIMITATIONS

- (i) Adequate protection to private property and farm management.
- (ii) When the holiday homes are removed, there will be no direct supervision of the beach to prevent problems of litter, fire and vandalism.

CAMP BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Dyers Pass and around the harbour. Excellent harbour views.

Rank = High

- (b) Visual quality of the beach area Excellent quality due to its relationship with the harbour and harbour entrance, the sandy beaches, their local enclosure and headland rocks. Although the homestead dominates the centre beach, it makes a strong visual contribution with its associated vegetation.

Score = 37, Rank = High

B Beach Use Area

- (a) Existing 400 m² between road and beach, uneven surface and stream.

- (b) Ownership Public.

- (c) Potential Some limited possibilities further from beach.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 350 | 100 | - |

Note: No activities counts undertaken, figures are estimates by local residents.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 5,900 m ² | 350 | 5.9 persons/100 m ² | 100 | 1.7 persons/100 m ² |

Rank = Moderate

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats, diving, rock fossicking.

Score = 8, Rank = Moderate

- (b) Potential In addition, waterskiing.

Score = 9, Rank = Moderate

E Facility Provision

- (i) Litter bins and collection.
- (ii) Two holiday homes.
- (iii) No other facilities for recreation.
- (iv) No suitable beach use area for picnicking
- (v) Adequate parking for existing average level of use although some problems do arise with inconsiderate parking.

Score = 3, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 39 km.
- (ii) Beach approach road: Main road around harbour sealed to Purau, then by 4 km of unsealed road direct to beach, average width 3 m; no steep grades.

Score = 2, Rank = Low

G Environmental Criteria

(a) Environmental Advantages

- (i) Safe beach, gently sloping, slight surf (less 0.3 m).
- (ii) There are three distinct beaches, two of which have at least 10 m of dry sand exposed at high tide, while the eastern beach has only 3.5 m exposed. Sand quality: brown/grey colour, medium texture. At mid tide there is at least 30 m of sand exposed providing good opportunities for sunbathing and children's play.
- (iii) Generally clean beaches although the western beach has relatively high levels of natural debris above high water.
- (iv) Good rocks on headlands and between beaches ideal for rock scrambling and children's play at mid to low tide. Interest provided by rock pools.
- (v) Passive recreation value is enhanced by the high landscape quality.

Score = 6, Rank = Moderate

(b) Environmental Disadvantages

- (i) The beach is oriented to the north east and is therefore exposed to the prevailing summer winds.
- (ii) Swimming appeal reduced by murky water.
- (iii) Sunbathing appeal of western beach is reduced by patches of small stones scattered over much of the sand area.

Score = 3, Rank = Low

H Special Features

Nil.

I Ability to Absorb Holiday Homes

The only suitable area for a small holiday home development is largely occupied by farm buildings and stock yards. There is a good area of beach although the popularity of the beach for day trippers could create conflicts. Lack of vegetation and topographical diversity would make holiday homes obtrusive from the road and parts of the beach. Because of the small hinterland holiday homes would be congregated along the road and would tend to dominate the beach, deterring casual day trippers. In addition suitable provision for holiday homes has been made at Purau making any further development in this bay unnecessary.

2 SUMMARY

This bay presents a pleasant location for family picnicking with opportunities for swimming, sunbathing, rock scrambling and walking. The major disadvantage is the lack of a suitable beach use area close to the beach. At present the beach is experiencing a moderate level of use, but if access is improved greater levels can be expected, which will necessitate the creation of a proper beach use area, since there is only a relatively limited area of dry sand exposed at high tide capable of accommodating picnicking groups. Similarly, although roadside parking is adequate for existing average use levels, increased levels will necessitate the creation of additional parking off the road. Thus, although this bay has a high recreation potential because of its high landscape quality, range of activities and environmental advantages, its full potential will not be realised unless an adequate beach use area is created.

3 CONCLUSIONS

This beach has good potential for family picnicking and to realise this potential:

- (i) A site for picnicking and parking areas should be investigated, acquired and developed.
- (ii) Access to the beach use area and beach needs improvement, requiring the removal of the gate at the top of the road and better access from the road to the beach.
- (iii) No holiday home development should occur.

4 PROBLEMS AND LIMITATIONS

- (i) In the provision of a beach use area and improved access, due regard needs to be taken of farm management requirements.
- (ii) Limited beach use area and apparent access restrictions at the present time restricts numbers using the beach.

LITTLE PORT COOPER

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Dyers Pass and around harbour. Very high quality coastal walk, excellent harbour views.

Rank = High

- (b) Visual quality of the beach area Assessed as having excellent visual quality. This is largely contributed to by the special landscape character of the headlands (their topography and tussock cover); the proximity of the harbour entrance with frequent ship movements; the sandy beach and surf; the topography and enclosure of the hinterland. In addition, the beach use area contributes with excellent enclosure from mature silver poplars, conifers and walnut trees, a good grass cover and the special feature of the well preserved old school house.

Score = 33, Rank = High

B Beach Use Area

- (a) Existing Approximately 1,200 m², no boundary.
- (b) Ownership Partially within 'Queens Chain'.
- (c) Potential 1.5 ha (approximately).

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 50 | 20 | - |

Note: No activities counts undertaken, figures are estimates by local residents.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 4,200 m ² | 50 | 1.2 persons/100 m ² | 20 | 0.5 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, fishing from boats, diving, walking.

Score = 7, Rank = Moderate

- (b) Potential In addition, water skiing.

Score = 8, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation.
- (ii) Adequate beach use area, existing and potential, for picnicking.

Score = 1, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 43 km.
- (ii) Beach approach road: Main road around harbour sealed to Purau. Then by 4 km of unsealed road to Camp Bay, average width 3 m; no steep grades.
- (iii) Beach access 4 km of walking track; private land, permission required; narrow; some difficulty at Little Port Cooper end.

Score = 5, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) Very safe beach, gently sloping, slight surf (less 0.2 m).
- (ii) A number of mature trees in beach use area, suitable for shade and shelter.
- (iii) Small stream in beach use area, generally dry in summer. However, when flowing it would make a very attractive area for picnicking and children's play.
- (iv) Passive recreation value is enhanced by the high landscape quality, especially of the beach use area.

Score = 5, Rank = Moderate

(b) Environmental Disadvantages

- (i) Beach is oriented to the north east and is therefore exposed to prevailing summer winds, although trees in the beach use area provide some shelter.
- (ii) Swimming appeal detracted from by sand stirred up at beach margins.
- (iii) Limited extent of dry sand exposed at high tide, however, at mid tide there are some 20 m of brown/grey sand exposed, suitable for sunbathing and children's play.

- (iv) Large quantity of natural debris deposited above high water, visually obtrusive and detracting for sunbathers. Small patch of rocks in the middle of the beach further detract from its sun-bathing appeal.
- (v) Rocks, few pools and little interest.

Score = 4, Rank = Moderate

H Special Features

Historic little school house, well preserved and maintained. Although in the centre of the beach use area it does not detract and should be preserved.

I Ability to Absorb Holiday Homes

The hinterland is largely too steep for development, there being only a relatively small area of flat land which is best suited for development for day trippers. There are good pockets of vegetation which could screen limited development from the beach and track. However, holiday home development would dominate the beach and tend to exclude other user groups. Finally the difficulty of access would make such a use unattractive.

2 SUMMARY

This is a very attractive little bay for day visits, having a good beach use area and a limited sandy beach with safe swimming. The walk to the bay is in itself a very pleasant recreational activity. Because of these qualities this bay should be preserved for day visitors. It would also be suitable for informal, one night camping, an arrangement which exists at the present time with the permission of the farmer. Existing low use levels are due largely to the nature of the access, traversing private property, although this is a popular destination for pleasure boat trips on the harbour.

3 CONCLUSIONS

Because of its attractive environment and small size, this bay is best suited for day visitors. To this end:

- (i) A beach use area should be formalised for public use for picnicking and informal, short stay camping.
- (ii) Access be legalised via the existing track which will need some upgrading, especially at the Little Port Cooper end.
- (iii) No holiday home development should occur.
- (iv) Steps should be taken to preserve the historic home.

4 PROBLEMS AND LIMITATIONS

- (i) Lack of water could present a problem for camping.
- (ii) Because there is no farmstead overlooking the bay problems could arise with litter, fire and vandalism.
- (iii) In legalising the walking track due regard must be had to protect property and farm management.

10.2 SECTOR 2 - PORT LEVY/PIGEON BAY

This sector is discussed at p. 35 in Volume I.
Individual beach analysis reports follow for:

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| Holmes Bay | 66 |
| Pigeon Bay | 70 |

PORT LEVY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive from Purau is good but not remarkable.

Rank = Low

- (b) Visual quality of the beach area Port Levy has good visual quality. This is dependent on the state of the tide and season. There is a sense of large enclosure within which the expanse of water has an interesting form. Horomaka Island is a special feature providing a visual focus. The beach is rather stony and visually unremarkable but there is a pleasant beach use area. The beach hinterland is good and the view of the skyline across the harbour is worthy of note, though buildings in the foreground tend to detract.

Score = 27, Rank = Moderate

B Beach Use Area

- (a) Existing 4,600 m² dispersed along shoreline (from locally known Church Bay to end of vehicular access south of jetty).
- (b) Ownership Public, within 'Queens Chain'.
- (c) Potential Good potential, adequate flat land near beach.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 200 | 100 | - |

Note: No activities counts undertaken for bay as a whole, figures are estimates by local resident.

- (b) Density (of beach use area only)

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 3,640 m ² | 72 | 1.9 persons/100 m ² | 35 | 0.9 persons/100 m ² |

Rank = Low

Note: Limited activities counts were carried out at the beach and beach use areas from which the figures for calculating density were taken. The peak and average uses recorded in (a) are for the whole bay, which has an extensive shoreline and a large expanse of water for boating.

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats and shore, water skiing, rock scrambling/fossicking, shell collecting, walking.

Score = 11, Rank = High

- (b) Potential No additional activities.

Score = 11, Rank = High

E Facility Provision

- (i) Toilets on jetty, discharge directly into the sea.
- (ii) Jetty, wharf and moorings; private boatsheds and small, private slipways.
- (iii) Adequate beach use area for present use levels, dispersed along shoreline, but generally in 'Queens Chain'. Good potential near beach.
- (iv) Maori hall and reserve land, used for informal camping and picnicking.
- (v) Approximately 20 holiday homes along the waterfront and scattered in the valley.

Score = 6, Rank = Moderate

F Access Constraints

- (i) Distance from Christchurch: 44 km (via Purau).
- (ii) Beach approach road, 11 km from Purau directly to beach, 5.5 km of which are unsealed; average width of seal, 5.0 m and of metal, 3.8 m; steepest grade 8° 30'.

Score = 2, Rank = Low

G Environmental Criteria

The most used section of Port Levy can be divided into three use areas:

- Church Bay (local name), reached by short walking track at end of the road,
- Jetty and associated foreshore,
- Sandy beach at the head of the bay.

(a) Environmental Advantages

- (i) All the beaches are gently sloping, safe, with slight surf (average less than 0.5 m).
- (ii) Water quality of Church Bay is superior to other areas, having good colour and clarity although some debris on the surface tends to reduce its swimming appeal slightly.

- (iii) Both the Church Bay and jetty beach use areas have trees which provide shade. However, those at Church Bay are only young trees and their main contribution is to the visual appeal. Both form attractive small-scale areas for picnicking.
- (iv) A number of small shells can be found along the foreshore and strewn on the sandy beach at the head of the bay.
- (v) There is an island at the head of, and another midway down the bay which add visual interest to the bay for passive recreationists as well as acting as points of interest for boaties.

Score = 6, Rank = Moderate

(b) Environmental Disadvantages

- (i) The bay, generally, is oriented NNE and, therefore, exposed to the prevailing summer winds. Church Bay tends to be more sheltered than the sandy beach at the head of the bay. The funnelling effect of the south west wind can cause problems for boats.
- (ii) Water quality around the jetty and the beach at head of the bay is poor, being murky and discoloured.
- (iii) There is no sand exposed at high tide except for narrow strips at Church Bay and at the head of the bay. At Church Bay the principal beach material above high water is pebbles, grading into light grey/brown sand below high water. The beach material in the jetty area is small stones and pebbles. The narrow strip of sand on the beach at the head of the bay is dark brown/grey in colour and extends to approximately 10 m below high water before grading into mud which makes this beach unattractive at low tide. Only Church Bay holds any real appeal for sunbathing.
- (iv) The rock margins are not attractive, being small-scale and having few pools or other features of interest.
- (v) The head of the western arm of Port Levy is mudflats, with stones above high water. Very little recreational appeal.
- (vi) The beach use area south of the jetty extends up to the back fences of holiday homes which gives the impression of intruding into their backyards.

Score = 5, Rank = Moderate

H Special Features

Islands in the bay.

I Ability to Absorb Holiday Homes

There is good potential for holiday homes in terms of area and diversity of topography and vegetation to absorb and screen such development, both from the beach and the road. The existing holiday homes are confined mainly to the water front and a limited amount of expansion could occur without serious detracting as long as adequate beach access is maintained. In addition, there is potential for further development in the valleys of both arms of the bay so long as it is unobtrusively located in relation to the drive into the bay and beach areas.

2 SUMMARY

Port Levy has the necessary rudimentary facilities for recreation although one major shortcoming is the absence of a public boat ramp. Although not ideally suited to swimming and picnicking because of the relative absence of sandy beach areas, Port Levy is still the best bay in its sector for this activity. Therefore, a balance must be established between boating and other water-based recreational activities, which is at present maintained by the absence of boat launching facilities. However, a general upgrading of all facilities and the acquisition of an open area for picnicking should help to balance competing demands. In addition, since the potential of Pigeon Bay lies principally in boating with an organised boating club, as does Lyttelton Harbour. Port Levy would provide an alternative locale for casual day-trip boaties. There are also a number of small beaches and coves in the bay which would be of interest to boaties exploring the area. The relatively low numbers of people using this beach, which is close to Christchurch, can be largely explained by the nature of the access from Purau being unsealed, narrow in places and winding. When the road is upgraded (some widening is already in progress) the number of day trippers will inevitably rise, placing correspondingly greater pressures on existing facilities.

3 CONCLUSIONS

The advantages of the proximity of Port Levy to Christchurch is offset by the lack of suitable beach areas for sunbathing and picnicking. However, of the beaches in this sector, it has the most potential and is the most likely to come under pressure when the access is upgraded. To accommodate increased use levels provision should be considered for:

- (i) An additional area of land for picnicking and parking in close proximity to the waterfront ideally in the vicinity of the jetty.
- (ii) Existing facilities, especially toilets to be upgraded, preferably in association with (i).
- (iii) A small, public boat ramp at a later date to cater for small-scale casual, non-organised boating, sited so as to minimise conflict with other recreation groups.
- (iv) Holiday home development along the waterfront within the area covered by residential zoning in the Mount Herbert County District Scheme could be supplemented by sites in the valleys should the demand arise.

4 PROBLEMS AND LIMITATIONS

- (i) Like many bays on Banks Peninsula, Port Levy experiences strong southerly winds funnelling down the bay, sudden changes creating problems for craft on the water. This must be borne in mind when planning boating facilities.
- (ii) Since this bay will become the most accessible truly peninsula bay to Christchurch in terms of travel distance and time once the road is upgraded, care needs to be given to maintaining balanced recreational usage. This would be best achieved by priority being given to the provision of improved picnicking facilities in preference to boating facilities. Boats using this bay at present are launched from Lyttelton or Pigeon Bay and there is no reason why this should not continue.

BLIND BAY

Note: This bay was not surveyed in depth, nor was an interview carried out. The data on this beach was collected by observation from the eastern headland.

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Good with views of Christchurch, Pegasus Bay and into Double Bay. Quality of road may detract from enjoyment of views. Foot access over final portion affords good views of rugged shoreline of western headland.

Rank = Moderate

- (b) Visual quality of the beach area The bay is narrow and the movement of water is amplified with large waves breaking on the rough, rocky shoreline. The small beach is attractive but otherwise the area is visually unremarkable.

Score = 20, Rank = Moderate

B Beach Use Area

- (a) Existing Very limited, steep face almost immediately behind beach.
- (b) Ownership Within "Queens Chain".
- (c) Potential Nil.

C Level of Use

- (a) Visitor numbers
- (b) Density

No figures collected, use level assumed to be low because of the nature of access and the beach resource itself.

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, rock scrambling/fossicking, walking.

Score = 6, Rank = Moderate

- (b) Potential No additional activities.

Score = 6, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation.
- (ii) Very limited beach use area, and no parking, terrain too steep.

Score = 0, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 93 km.
- (ii) Beach approach road 12 km unsealed from Pigeon Bay Road to farm vehicle track; average width less than 3 m; some steep grades (11°). Road for the most part is public although a short distance (1.4 km approx) passes through private property and includes a number of gates which have to be opened and closed.
- (iii) Beach access via 1 km of track from Big Bay Road, steep descent into bay, not suitable for vehicles.

Score = 6, Rank = High

G Environmental Criteria(a) Environmental Advantages

- (i) The water appears to have a good colour (although its greenness suggests it might be cold) and clarity, with low levels of natural debris.
- (ii) The beach appears to slope gently, but nothing is known of its safety. Surf conditions appear to be unpredictable, the narrowness of the bay tends to amplify the effects of the waves.
- (iii) The beach appears to have low levels of debris and litter.
- (iv) Interesting rock margins with small caves adding interest for children. However, they would only be safe at low or near to low tide.

Score = 5, Rank = Moderate

(b) Environmental Disadvantages

- (i) The beach is oriented NNE and would therefore be exposed to the prevailing summer winds, which would be deflected by the headlands and funnelled into the bay. There is no shelter.
- (ii) This is a pebble/boulder beach although below high water it grades into golden/grey sand (15 m approx to low water), which would provide for some sunbathing and children's play at mid to low tides.
- (iii) The steep nature of the bay means that the western parts of the beach may lose the sun in the early afternoon.

Score = 4, Rank = Moderate

H Special Features

Nil.

I Ability to Absorb Holiday Homes

The valley is too steep and exposed and lacking in visual diversity to absorb holiday home development.

2 SUMMARY

This bay has only limited potential because of the lack of beach use area and the boulder beach which seriously restrict sunbathing and picnicking. In addition, the nature of access is such as to deter the casual day tripper. Like Big Bay it would receive visitors by boat from Lyttelton (approx half hour journey) and Port Levy.

The walk from Big Bay Road presents relatively high quality views, the west headlands of the bay being of high visual quality and interest. This short coastal walk is the main recreational attraction of the bay.

3 CONCLUSIONS

Because of its relative isolation and limited recreational potential it is considered that this bay be left in its undeveloped state so that the natural, scenic quality can be enjoyed by those who wish to explore the area either by foot or by boat.

4 PROBLEMS AND LIMITATIONS

- (i) Because there is no permanent resident in the bay problems of fire, litter and vandalism are intensified.

BIG BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Good, with views of Christchurch, Pegasus Bay and into Double Bay. Quality of road may detract from enjoyment of views.

Rank = Moderate

- (b) Visual quality of the beach area Poor. Beach is stony, headlands and hinterland lack interest. Some enclosure is provided by trees behind beach but the ground cover is poor.

Score = 9, Rank = Low

B Beach Use Area

- (a) Existing Approx 800 m².
 (b) Ownership Within "Queens Chain".
 (c) Potential Nil.

C Level of Use

- (a) Visitor Numbers
 (b) Density

No figures collected, use levels assumed to be low because of nature of access and beach resource itself.

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, fishing from boats, rock scrambling/fossicking.

Score = 6, Rank = Moderate

- (b) Potential In addition - sitting in cars, walking.

Score = 8, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation except a private boatshed which dominates the beach use area.
 (ii) Adequate beach use area for present level of use.
 (iii) Adequate parking for present level of use, good potential.

Score = 2, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 93 km.
- (ii) Beach approach road unsealed for 13 km from Pigeon Bay Road direct to beach; average width less than 3 m; some steep grades (11°). Road for the most part is public although a short distance (1.4 km approx) passes through private property and includes a number of gates which have to be opened and closed. This, together with the apparently 'private' road through the farmstead area would tend to deter the casual day tripper.

Score = 5, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) The beach is safe although rather steeply sloping; slight surf (less than 1 m).

Score = 2, Rank = Low

(b) Environmental Disadvantages

- (i) This beach is oriented NNE and is therefore exposed to the prevailing summer winds, although the Macrocarpas bordering the beach use area provide some shelter.
- (ii) Low degree of swimming appeal, murky water, high proportion of kelp and seaweed.
- (iii) This is a pebble/boulder beach extending well below high water. There is also a considerable amount of debris, mainly kelp and seaweed, and litter above high water which is visually obtrusive. The beach has very little appeal for sunbathing.
- (iv) Sparse rock margins, little interest for walks. Small cave on eastern headland would have some interest for children.
- (v) Beach use area - dry grass, large patches of bare earth and thistles. Large area completely shaded by Macrocarpas, which together with the low branches tends to reduce the appeal of this part of the beach use area. There are large amounts of 'junk' (discarded farm equipment, wood, etc) which also detract from and limit the appeal of the beach use area. This contributes to the low score received in the landscape analysis.
- (vi) Sense of 'private' property conveyed by presence of boatshed, nearby stock yards, dog kennels and the discarded farm equipment.

Score = 8, Rank = High

H Special Features

Large spotted shag colony on the western headland.

I Ability to Absorb Holiday Homes

There is adequate area for a small holiday home community in the valley. Although it would be screened from the beach by the Macrocarpa shelter belt, there is little vegetation to screen it from the road. In addition, the nature of the beach resource and the distance from alternative waterbased recreation areas are such as to reduce the desirability of a holiday home in the area.

2 SUMMARY

Because of the number and nature of environmental constraints this beach is little suited for development for recreation purposes. The low use levels are largely influenced by the nature of the road access, although some visitors would come by boat from Lyttelton or Port Levy. In general, the beach has little appeal for sunbathing or swimming, while the beach use area is not very attractive. Thus even if the access were upgraded to the extent of making the entire length public, this beach has little to attract recreationists.

3 CONCLUSIONS

In view of the limited recreational appeal of this beach it is considered that no development should occur in this bay except that the road should be made public for its entire length, although this should receive only a low priority.

4 PROBLEMS AND LIMITATIONS

- (i) Suitable protection should be given to farm management when the legal road is created (eg, provision of cattle stops instead of gates).
- (ii) Because there is no permanent resident in the bay the problems of fire, litter and vandalism are intensified.

LITTLE PIGEON BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Through large-scale landscape, relatively barren, but with strong character and good distant views.

Rank = Moderate

- (b) Visual quality of the beach area Unimpressive rough boulder beach with kelp and litter strewn above high water mark and barren headlands. A vacant house dominates the beach use area.

Score = 14, Rank = Low

B Beach Use Area

- (a) Existing Approx 2,000 m².
- (b) Ownership Partially in private ownership.
- (c) Potential Good potential for expansion if house removed.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 40 | 4 | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|------------------------------|---------|--------------------------------|
| 2,000 m ² | 40 | 2 persons/100 m ² | 4 | 0.1 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, fishing from boats, skin diving, rock scrambling/fossicking.

Score = 7, Rank = Moderate

- (b) Potential In addition - sitting in cars.

Score = 8, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation.
- (ii) Adequate beach use area for existing level of use.
- (iii) Parking for approximately 10 cars at roadside and turning area at the end of the public road. However, problems are caused by inconsiderate parking blocking access. Good potential in beach use area.

Score = 2, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 91 km.
- (ii) Beach approach road unsealed for 10.5 km from Pigeon Bay; average width 3.4 m; steepest grade 6°.
- (iii) Beach access by foot across private land using 230 m of private road direct to beach; permission required but made difficult since owner's farmhouse is located at Holmes Bay.

Score = 3, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) The beach is safe, gently sloping, average surf - 0.3 m.
- (ii) Rocks provide good opportunities for rock scrambling at mid to low tide being safe and interest being provided by pools and seaweed.

Score = 4, Rank = Low

(b) Environmental Disadvantages

- (i) This beach is oriented to the north east and therefore exposed to prevailing summer winds. There is no shelter in the beach use area.
- (ii) This is a rough boulder beach and is not appealing to sunbathers; boulders extend well below high water. There is also a considerable amount of natural debris, mainly kelp and seaweed above the high water mark which is visually obtrusive.
- (iii) The water is not appealing for swimmers, being a cold green colour and milky. There is also some debris on the surface along the beach.
- (iv) Passive recreation potential of this beach is reduced by its low landscape score, the landscape lacking visual focus and interest.

- (v) There is a small cottage, used both as temporary farm and holiday accommodation, located directly behind the beach which dominates the beach area.

Score = 8, Rank = High

H Special Features

Nil.

I Ability to Absorb Holiday Homes

There is adequate area for a small holiday home community in the valley although there is little vegetation to screen it from the beach. However, the nature of the beach resource and the distance from alternative waterbased recreation areas are such as to reduce the desirability of a holiday home in this area.

2 SUMMARY

Because of its low score on environmental advantages this beach is little suited for development for recreation purposes. It experiences low use levels at present, principally for shell fishing and even if public access was afforded this beach has little to attract recreationists.

3 CONCLUSIONS

In view of the limited recreational appeal of this beach it is considered that no development should occur in this bay.

4 PROBLEMS AND LIMITATIONS

- (i) Because there is no full-time, permanent resident in the bay, problems of fire, litter and vandalism are intensified.

HOLMES BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Good, landscape exhibits varied patterns of topography and vegetation, views of bay constrained.

Rank = Moderate

- (b) Visual quality of the beach area Good visual quality based on containment and grouping of mature exotic and native trees around homestead. There is good pasture extending to the beach.

Detraction from mudflats at low tide and dead trees in the beach use area.

Score = 27, Rank = Moderate

B Beach Use Area

- (a) Existing Approximately 7,500 m².
- (b) Ownership Private. No "Queens Chain" reserve in this bay.
- (c) Potential Good, up to 1 ha.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 60 | 10 | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 7,500 m ² | 60 | 0.8 persons/100 m ² | 10 | 0.1 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, fishing from boats and shore, water-skiing, skin diving, shell collecting.

Score = 9, Rank = Moderate

- (b) Potential In addition - walking.

Score = 10, Rank = High

E Facility Provision

- (i) No facilities for recreation.
- (ii) Adequate beach use area for present level of use.
- (iii) Parking is a problem at the present since it occurs in a haphazard fashion in front of the homestead, inconveniencing the land owner. However, there is good potential for parking.

Score = 1, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 58 km (via Port Levy).
82 km (via Hilltop).
Akaroa: 28.5 km.
- (ii) Beach approach road from Pigeon Bay unsealed for 2 km; average width 4.8 m; some steep grades (8° 30').
- (iii) Beach access via 600 m of vehicle track to farmhouse and an additional 100 m by foot across paddocks, made difficult by the need to cross fences. Permission required.

Score = 4, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) The water colour and clarity are superior to that experienced at the Pigeon Bay beach, being blue/green and less muddy at mid to high tide. At low tide the water tends to become cloudy.
- (ii) The beach is safe, being gently sloping with slight surf (less than 0.3 m).
- (iii) The beach is relatively clean there being low levels of seaweed and kelp.
- (iv) The potential beach use area is very attractive with good trees to provide shade and shelter. It would also have potential to absorb small-scale camping.
- (v) Small stream, clear, running, adds interest to beach use area for picnicking and children's play. However, this is the only source of water for stock in the summer and conflicts tend to arise between recreationists' demands and farm management activities.

Score = 6, Rank = Moderate

(b) Environmental Disadvantages

- (i) This beach is oriented to the north east and is therefore exposed to the prevailing summer winds, although the northern part of the beach tends to receive some shelter.
- (ii) This is primarily a pebble beach, there being sand about 10 m below high water mark. There is a tidal extent in excess of 100 m where the dark grey/brown sand grades into mud. Mudflats at low tide tend to detract from the recreational potential of this bay.
- (iii) The beach use area is dominated by the farmstead.

Score = 4, Rank = Moderate

H Special Features

Farmstead and associated planting of both native and exotic trees forms a major visual attraction.

I Ability to Absorb Holiday Homes

The valley itself is obscured from the beach area and would accommodate a small, well designed holiday community without disturbing the rural landscape since there are at present a small number of homes tucked away in it. However, the proximity of Pigeon Bay with its existing and potential holiday home development tends to reduce the 'need' for more homes in this bay. Nevertheless, this bay would form a good, possible alternative development area, where more beach oriented activities are better catered for.

2 SUMMARY

The potential of this bay lies in its very attractive beach use area with associated tree planting which could be developed in association with boating, the main attraction of the larger Pigeon Bay of which it is a part. However, there is no 20 m reserve (Queens Chain) and, therefore, permission is required to land. If additional land were to be taken this could seriously impede the efficient management of the farm, especially since the stream provides the only source of water for stock in summer.

The water here is also clearer and more attractive to swimmers than at Pigeon Bay. Despite the stones and pebbles above high water, there is a sandy bottom which enhances its swimming appeal.

3 CONCLUSIONS

Because Holmes Bay provides a better environment for recreation than the opposite shoreline of Pigeon Bay, its use by the public should be facilitated, but oriented primarily to boating and holiday homes. To this end:

- (i) An area of land should be formalised for use as a picnicking area for boating people, being an ideal destination for casual sailing or boating in Pigeon Bay.

- (ii) Because the beach is already used by visitors by road, limited road access should be provided to a small parking area just in from the beach approach road with holiday home owners and local residents particularly in mind.
- (iii) If a need is established, a small number of holiday homes scattered in the valley would be acceptable since they would not be visible from the beach nor would they be obtrusive from the road above the bay where their impact would be ameliorated by distance and random scattering.

4 PROBLEMS AND LIMITATIONS

The principal problem is that the establishment of an adequate beach use area would seriously conflict with the efficient and economic operation of the farm. However, if the picnic area was limited to that area above the northern sector of the beach and the stream was protected for stock, then such possible conflict would be reduced. A blanket 20 m strip reserve would seriously encroach on the existing farmstead, which because of its appealing setting should not be disturbed.

PIGEON BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Good scenic quality, the landscape has varied patterns of pasture, trees and topography. Views of coastline constrained.

Rank = Moderate

- (b) Visual quality of the beach area Assessed at boat ramp, the visual quality is unremarkable - caravans, shoreline structures and 'clutter' detract.

However, the landscape of the whole hinterland, headlands and harbour is excellent. The skyline patterns of vegetation, topography and the shape of the shoreline contribute to this excellence.

Score = 23, Rank = Moderate

B Beach Use Area

- (a) Existing Domain (1.2 ha approx) used principally for camping in the December-January period and there is only limited space for day trippers for picnicking.
- (b) Ownership Domains Board.
- (c) Potential Limited potential adjoining beach but some potential further around shoreline.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|------------------------------------|---|----------------------------|-----------------------------|
| Number Date and Time Weather | 222 Sun 2.1.77, 2.00 pm fine, hot | 150 | 50 |

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 2,300 m ² | 222 | 9.6 persons/100 m ² | 150 | 6.5 persons/100 m ² |

Rank = Moderate

Although Pigeon Bay scores a moderate level of use (based on the ratio of numbers of people to the beach and beach use area), if the bay is taken as a whole, a peak use of 222 people would only score a low use rating. The total beach area surveyed forms only a small proportion of the total shoreline and in addition since the bay caters for organised boating, people are spread over a wider area than just the beach.

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats and shore, water skiing, shell collecting and walking.

Score = 10, Rank = High

- (b) Potential No additional activities.

Score = 10, Rank = High

E Facility Provision

- (i) Sealed access directly to beach.
- (ii) Toilets, tap for casual users in domain.
- (iii) Slipway available to public and other boating facilities (jetty and moorings). Boatshed and clubrooms of the Pigeon Bay Boat Club. An area of approx 5,000 sq m adjacent to the boat club for use as a rigging area, thus relieving some of the congestion on the roadside.
- (iv) Shop - general store, post office and petrol pumps.
- (v) Organised camping in the domain - 40 sites. Youth hostel in valley.
- (vi) Approximately 20 holiday homes throughout valley.
- (vii) Hays reserve - native bush, easy, well marked track for family walks (approx ¼ hour). Other recreation facilities - community hall, tennis courts and children's play equipment in domain, boat club.
- (viii) Existing parking inadequate, principally roadside. Congestion at boat ramp, problem with boat trailers.

Score = 13, Rank = High

F Access Constraints

- (i) Distance from Christchurch: 80 km.
Akaroa: 26 km.
- (ii) Beach approach road from Summit Road sealed to beach use area, average width 4.8 m, some steep grades (8° 30').

Score = 2, Rank = Low

G Environmental Criteria

(a) Environmental Advantages

- (i) Very safe beach, gently sloping.
- (ii) Some shade and shelter provided by trees in domain. Also absorbs camping, screened from water and road.
- (iii) Fresh-water stream at head of bay, some interest for children's play.
- (iv) Large extent of shoreline, ideal for walks at low tide, some interesting shells.

Score = 4, Rank = Low

(b) Environmental Disadvantages

- (i) Beach oriented to north east and therefore exposed to prevailing summer winds, south-west wind funnelled down valley can cause problems for boating.
- (ii) Small beach with little swimming appeal - water muddy, no surf. At low tide a large area of mud is exposed. Rest of shoreline is composed predominantly of stones and small angular rocks.
- (iii) Limited sand exposed above high water, brown/grey colour - limited sunbathing appeal. High proportion of natural debris and litter on beach, very obtrusive.
- (iv) At time of inspection a strong, unpleasant smell from seaweed was experienced on the beach. Large numbers of jelly-fish were also observed washed up on the beach.

Score = 6, Rank = Moderate

H Special Features

Nil.

I Ability to Absorb Holiday Homes

The beach hinterland is of a large enough scale to absorb more development. The valley is not directly overlooked by roads and therefore holiday homes would not become an obtrusive landscape feature, especially since there is a high degree of topographical diversity and vegetation which can screen any such development from major use areas (ie, the main road, the beach and the bay). There is already some existing holiday home development, including former farm cottages, and thus limited, well-contained development, would not alter the landscape quality to any great extent. Although the boating facilities are stretched to capacity during regattas, during other periods the fleet is much smaller and the facilities could accommodate more 'long stay' users.

2 SUMMARY

Pigeon Bay is well provided with facilities and caters for a wide variety of recreational activities. However, there is little appeal for swimming especially from the beach adjoining the domain. Boating facilities are

well developed and an organised boating club exists. These two factors would suggest that the future recreational development of Pigeon Bay lies in its potential as a safe, boating area.

3 CONCLUSIONS

Pigeon Bay's potential lies principally in its development as a boating centre on the peninsula. To this end provision should be considered for:

- (i) Additional camping and holiday home development to cater for longer stay use.
- (ii) Additional parking and other back-up areas for boating, for short stay use, as well as having an area for use by casual day trippers for picnicking.

4 PROBLEMS AND LIMITATIONS

Development of holiday homes in the beach hinterland will mean that residents will have to use their cars to travel to the beach, which will create additional parking problems. Parking is already inadequate during peak times and could not accommodate any increased usage without corresponding increases in problems of congestion and pedestrian conflicts. Thus priority needs to be given to parking, not only for cars but also boat trailers, off the road, thereby relieving congestion and lessening the dangers to pedestrians.

10.3 SECTOR 3 - EASTERN BAYS

This sector is discussed at p. 39 of Volume I.
Individual beach analysis reports follow for:

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| Okains Bay | 89 |
| Little Okains Bay | 93 |
| Little Bay | 97 |
| Lavericks Bay | 100 |
| Le Bons Bay | 103 |

MACKINTOSH BAY (MENZIES BAY)

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Drive into the bay is of high quality with excellent views from ridge tops of neighbouring headlands, especially of Decanter, Little Akaloa and Raupo Bay headlands.

Rank = High

- (b) Visual quality of the beach area Visually unremarkable, beach is stony and beach use area lacks significant enclosure and attractive ground cover. The headlands are less interesting than most. However, the homestead garden is attractive with large exotic trees which make a positive contribution to the bay.

Score = 18, Rank = Low

B Beach Use Area

- (a) Existing 400 m² (approx).
- (b) Ownership Partially on private land, rest within 'Queens Chain'.
- (c) Potential 1.5 ha (approx).

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 30 | 10 | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 2,000 m ² | 30 | 1.5 persons/100 m ² | 10 | 0.5 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, rock fossicking/scrambling, walking.

Score = 5, Rank = Moderate

- (b) Potential In addition power boating, water skiing.

Score = 7, Rank = Moderate

E Facility Provision

- (i) Small jetty, only suitable for use by dinghies.
- (ii) Old shearers' quarters used as a bach.
- (iii) Adequate beach use area for present use levels.
- (iv) Space for three of four cars parked off the road. Adequate area available for potential parking.

Score = 2, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 94 km.
- (ii) 10 km of unsealed beach approach road from Little Akaloa to beach use area, average width, 2.6m; steepest grade, 7° 30'; legal road.
- (iii) Direct access to beach.

Score = 3, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) Safe beach, gently sloping, average surf conditions under 0.3 m.
- (ii) Accessible rocks with pools and marine life - attraction for children.
- (iii) 10 m of golden tinted sand exposed at mid tide, suitable for children's play.
- (iv) Some shade provided by ngaio and pines in beach use area.

Score = 7, Rank = Moderate

(b) Environmental Disadvantages

- (i) Beach oriented to north east and therefore exposed to prevailing summer winds.
- (ii) Water clarity affected by shallow nature of beach and fine sand.
- (iii) No dry sand exposed above high water.
- (iv) Boulders above highwater, sloping bank - not conducive to sunbathing.
- (v) Virtually stagnant, overgrown pond in beach use area - detraction for passive recreation.
- (vi) Potential beach use area heavily infested with thistles.

Score = 4, Rank = Moderate

H Special Features

Nil.

I Ability to Absorb Holiday Homes

The scale of the valley is too small to accommodate many holiday homes and the open rural character of the valley would be destroyed. Although there is good planting around the existing homestead, additional holiday homes would be obtrusive from the beach approach road. Holiday homes immediately behind the beach would be very obtrusive and would dominate the area. In addition, the beach resource itself is not sufficient to cater for a higher level of use from based recreationists.

2 SUMMARY

The nature of the environmental constraints of this beach would suggest that there is little potential for development and that nothing be done which would increase the level of use much beyond that existing at present. In this respect the existing access by way of an unsealed, relatively narrow road would seem to be adequate protection against over use by casual day trippers. The nature of the beach and the consequent limitations on activities also tends to restrict numbers.

3 CONCLUSIONS

The existing level of use should be maintained by not upgrading access or facilities.

DECANTER BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Drive from Little Akaloa to the bay is very good. Excellent views of headlands and bay area. Homestead and associated amenity planting are very attractive.

Rank = High

- (b) Visual quality of the beach area Small intimate scale, good sense of enclosure to beach use area. Landscape quality is enhanced by vegetation patterns and the original homestead. The 'decanter' rock formation at the headlands form a striking visual focus. The visual attraction of the beach is limited since the sand is covered at high tide.

Score = 29, Rank = Moderate

B Beach Use Area

- (a) Existing Approximately 8,000 m². Bounded by macrocarpa trees.
- (b) Ownership Predominantly privately owned.
- (c) Potential Some potential for expansion but would intrude on homestead. Existing area would accommodate much higher use levels.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 20 | 3 | - |

Note: No activities counts undertaken, figures are estimates by local residents.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|-----------------------|------|--------------------------------|---------|-----------------|
| 10,000 m ² | 20 | 0.2 persons/100 m ² | 3 | - |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, fishing from boats and shore, rock scrambling/fossicking.

Score = 6, Rank = Moderate

- (b) Potential In addition power boating, walking.

Score = 8, Rank = Moderate

E Facility Provision

- (i) Beach use area adequate for existing level of use.
 (ii) Existing parking adequate, potential for expansion.
 (iii) No facilities for recreation.

Score = 2, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 87 km.
 (ii) 2.5 km of unsealed beach approach road from Little Akaloa, average width, 2.9 km; steepest grade 7° 30'.
 (iii) 300 m of private road; metalled; average width 3 m; permission required.

Score = 3, Rank = Moderate

G Environmental Criteria(a) Environmental Advantages

- (i) Water - high degree of swimming appeal (good colour, generally clear, gentle surf).
 (ii) Generally safe beach, gently sloping, average surf conditions less 0.3 m. However, northwest conditions can cause a big swell on east side and a rip on the west side of the bay. South-west change very quick, little warning, therefore could be dangerous for boating.
 (iii) Beach relatively free of natural debris and litter.
 (iv) Attractive beach use area, grassed, some trees for shade and shelter.
 (v) Small, clear, running stream, attraction for children's play.
 (vi) Striking landform of 'decanter' rocks at end of east headland.

Score = 8, Rank = Moderate

(b) Environmental Disadvantages

- (i) Beach oriented to north east, therefore exposed to prevailing summer winds.

- (ii) No dry sand exposed at high tide, beach material above high water boulders, sand below.
- (iii) Rocks accessible but because of instability can be hazardous, especially for children.

Score = 4, Rank = Moderate

H Special Features

- (i) Decanter rock formation at end of eastern headland forms striking visual focus to bay.

I Ability to Absorb Holiday Homes

The scale of the valley is too small to accommodate many holiday homes and the rural character of the valley would be destroyed. There is a good diversity of vegetation to screen such development from the beach and parts of the beach access road. However, the proximity of Little Akaloa with its existing holiday home development should make similar development in Decanter Bay unnecessary.

2 SUMMARY

This beach is boulder backed although the area below high water is sand and there is a tidal extent of some 30 m. This, together with the high appeal of the water and its generally safe nature, make it a good swimming beach. Its limitation lies in the dangerous conditions created by north west conditions. There is adequate, attractive, grassed beach use area (privately owned) for sunbathing and picnicking to compensate for the lack of exposed dry sand. Although there is a relatively high recreation potential in Decanter Bay the small scale of its beach would suggest that only limited use can be made of it. To this end any development need be only of a rudimentary nature, designed to improve access, but at the same time not to open it up to large numbers.

3 CONCLUSIONS

Despite the environmental constraints which place some limitation on this beach it does have potential for small scale recreational use. To this end:

- (i) Road access to the beach should be legalised.
- (ii) A small beach use area should be formalised for picnicking.
- (iii) No holiday home development should occur.

4 PROBLEMS AND LIMITATIONS

- (i) In providing access due regard needs to be taken to protect private property and farm management.
- (ii) The nature of the swimming hazards which could present problems for children and inexperienced swimmers.

LITTLE AKALOA

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Good quality, typical for Peninsula outer bays with varied views, vegetation and strong valley enclosure.

Rank = Moderate

- (b) Visual quality of the beach area Quality of landscape determined largely by the enclosure of the headlands, enhanced by the historic church with its associated planting. The beach is visually unremarkable and there is some detracting from the buildings in the hinterland which seem to press hard against the beach area.

Score = 22, Rank = Moderate

B Beach Use Area

- (a) Existing Two small areas of approximately 1,680 m² and 120 m² as well as the grass verge adjoining the road above the eastern beach, gives a total of 2,000 m² (approx).
- (b) Ownership Within "Queens Chain".
- (c) Potential No area for expansion immediately adjoining beach, although land could be developed along the main road into the valley. The Akaroa County has designated an area adjacent to the western beach for "proposed recreation-picnic" in its District Scheme.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|-------------------------------------|--|----------------------------|-----------------------------|
| Numbers Date and Time Weather | 200 Sun 16.1.77, 3.15 pm fine, hot | 144 | 54 |

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 2,115 m ² | 200 | 9.4 persons/100 m ² | 144 | 6.7 persons/100 m ² |

Rank = Moderate

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats and shore, skin diving, water skiing, walking.

Score = 10, Rank = High

- (b) Potential No additional activities.

Score = 10, Rank = High

E Facility Provision

- (i) Sealed access direct to beach use area.
- (ii) Toilets and changing sheds along foreshore, tap for casual users.
- (iii) Domain, approximately 300 m from beach, not readily identifiable. Largely dominated by tennis courts and club building.
- (iv) Adequate beach use area when combined with beach area at mid to low tide. Foreshore area and boat ramp maintained by Little Akaloa Boat and Beach Association whose membership is mainly composed of holiday home owners.
- (v) Concrete boat ramp available to the general public (honesty box system), a jetty which is also used by commercial fishing boats (three operating out of Little Akaloa) and moorings.
- (vi) Small holiday home community along foreshore and extending some 600 m up the main road, and also along Chorlton Road on eastern headland.
- (vii) Some informal camping occurs in the school grounds on a very limited scale.
- (viii) In general there is adequate parking if the roadside is used, but this creates some dangers for young children crossing the road from the changing sheds to the beach.

Score = 12, Rank = High

F Access Constraints

- (i) Distance from Christchurch: 82 km.
Akaroa: 28 km.
- (ii) Beach approach road from Summit Road sealed to beach; average width 5 m; some steep grades (9°).

Score = 1, Rank = Low

G Environmental Criteria(a) Environmental Advantages

- (i) Generally safe beach, gently sloping, slight surf (less 0.5 m). However, north west conditions can create a cross current which could be dangerous, especially for children. The eastern beach is the main swimming beach, tidal conditions of the western one being more unpredictable because of the influence of the river which dissects the beach.

- (ii) The larger beach use area adjoining the western beach has recently been planted with young native trees, principally kowhai and ngaio, which will provide good shade areas in the future.

Score = 5, Rank = Moderate

(b) Environmental Disadvantages

- (i) The beach is oriented to the north east and is therefore exposed to the prevailing summer winds, although the north eastern headland provides some local shelter from cold easterly winds. When the trees in the beach use area mature they will provide additional shelter. A south west change funnelling down the valley also presents some danger for boats in the bay.
- (ii) Water quality is affected by silt stirred up at mid to low tide, which together with the boulders above high water reduces the swimming appeal of this beach.
- (iii) There is no sand exposed above high water on the eastern beach and only 2.2 m on the western beach. The boulders and relatively steep nature of the bank reduce sunbathing appeal. In addition there are large amounts of kelp and seaweed on the western beach which are very obtrusive.

Score = 6, Rank = Moderate

H Special Features

Historic church and associated amenity planting forms visual focus and also point of interest for visitors to the bay.

I Ability to Absorb Holiday Homes

Good potential for holiday home development with respect to the area available and recreation opportunities. There is already a holiday home community established, which could be added to without causing any serious detracton since this area is already "semi-urban" in character with a school, post office and a number of holiday and permanent homes. Holiday home development should be prevented further up the valley where the landscape takes on a rural character as well as on the headlands since they would be very exposed and visually obtrusive.

2 SUMMARY

Although not one of the most attractive swimming and sunbathing beaches in this sector of the peninsula it is nevertheless well suited for some expansion, if additional, alternative, grassed areas for parking, picnicking and sunbathing are provided. At its present moderate level of use, the existing beach use areas are adequate and there is also good provision of facilities for day trippers.

3 CONCLUSIONS

Little Akaloa has potential for a higher level of use than at present experienced. The recreational opportunities are such that some development for both day trippers and holiday makers is suggested. To this end provision should be considered for:

- (i) An additional area near the beach which could be used for parking and picnicking. (Note: the Akaroa County has designated an area adjacent to the western beach for "proposed recreation-picnic".)
- (ii) Some additional holiday home development in the area presently occupied by holiday homes. Efforts should be made to keep the community compact, although some extension of the Rural 2 zoning in the District Scheme may be required to accommodate future growth.
- (iii) A small camping ground as a demand for camping facilities in this bay is evidenced by existing informal arrangements.

4 PROBLEMS AND LIMITATIONS

- (i) The nature of the beach itself is such that before higher levels of use are encouraged (ie, holiday homes) additional beach use areas will have to be established to cater for picnicking and parking.
- (ii) There is also a small resident population near the foreshore whose interests must be protected (eg, prevention of inconsiderate parking on roadside, adequate litter collection, etc).
- (iii) Use of this bay is restricted because of swimming hazards on the western side.

RAUPO BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Good quality, typical for peninsula outer bays with good views of the bay and headlands.

Rank = Moderate

- (b) Visual quality of the beach area The quality rates excellent due to a combination of all the landscape elements. The beach makes a large contribution with the surf breaking on clean light coloured sand. Headlands contribute strongly, especially to the west. The rock cliffs immediately behind the centre beach are very impressive.

Score = 37, Rank = High

B Beach Use Area

- (a) Existing 8,700 m² (approx), immediately adjoining the beach.

- (b) Ownership Private land.

- (c) Potential In excess of 3 ha adjoining south east beach and 1 ha adjoining the north west beach.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 95 | 30 | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|-----------------------|------|--------------------------------|---------|---------------------------------|
| 50,000 m ² | 95 | 0.2 persons/100 m ² | 30 | 0.06 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, fishing from boats and shore, surfing, rock scrambling/fossicking.

Score = 6, Rank = Moderate

- (b) Potential In addition, power boating, sailing, walking.

Score = 9, Rank = High

E Facility Provision

- (i) No facilities for recreation.
- (ii) Casual camping by permission.
- (iii) Adequate beach use area for existing level of use, with adequate area for expansion.
- (iv) Adequate potential for parking.

Score = 1, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 88 km.
- (ii) Beach approach road from Little Akaloa to Chorlton, 3.6 m (1 km unsealed); average width, 4.5 m; some steep grades. From Chorlton, an additional 1.6 km of unsealed road to home-stand; average width, 2.5 m; not steep.
- (iii) Beach access through private land, 500 m by car through paddocks, then by foot down a track with an average slope of 12°, width 4 m for 400 m, (not at present suitable for cars). Then 300 m across flat land to beach (Note: access appears to approximate legal road.)

Score = 4, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) Water - high degree of swimming appeal (good colour, clear, moderate surf).
- (ii) The beach is gently sloping and experiences average surf conditions of less than 1.5 m. However, under certain conditions there can be a relatively strong rip at the western end which presents a danger to children and inexperienced swimmers.
- (iii) At least 10 m for the central beach and 40 m for the outer two beaches of clean, dry sand exposed at high water. Sand is a good colour and ideal for sunbathing. Depending on the tide, Raupo Bay forms three beaches at high water, and one large one at mid to low water. With a tidal extent of some 120-150 m, Raupo Bay has a very large area of sand for sunbathing and children's play.
- (iv) Rocks around the headlands and on the dividing headlands between the beaches present good opportunities for children's play at mid to low tide, being safe and interest being provided by a variety of rock pools and different coloured seaweeds.
- (v) The passive recreational aspect of Raupo Bay is enhanced by the steep cliffs of the outer headlands and the sheer rock wall behind the central beach.

Score = 9, Rank = High

(b) Environmental Disadvantages

- (i) This beach is oriented to the north east and is therefore exposed to the prevailing summer winds. In addition there is little vegetation to provide shelter in the potential beach use area.
- (ii) The beach use areas are detracted from by brackish, near stagnant pools where the streams, which dry up in summer, enter the beach.
- (iii) Occasional strong rip (see G (a)(ii) above).

Score = 2, Rank = Low

H Special Features

Impressive rock face behind central beach, striking landscape feature.

I Ability to Absorb Holiday Homes

A limited number of holiday homes could be tucked away in the valley, obscured from the beach. However, water shortage and sewage disposal could present problems. Also in view of the proximity of Little Akaloa with an already partially developed holiday community, holiday home development in Raupo Bay should not be necessary.

2 SUMMARY

This bay scores high on environmental advantages and is thus well suited to a variety of recreational activities. At present it is experiencing a low level of use because of access constraints and the need to obtain permission. However, the beach can support a much higher level of use and should be particularly attractive to families on day trips. Because there is no water supply (apart from rain water), the beach would not be suitable for organised camping even on a moderate scale. This beach is one of the few on the peninsula suitable for surfing.

3 CONCLUSIONS

In view of its high environmental advantages and recreational potential, Raupo Bay should be able to cater for a much higher level of use than it does at present. To this end, provision should be considered for:

- (i) Better public access, preferably by walking track which would prevent the beach use area being crowded with cars and allow for a very attractive peaceful setting for picnicking.
- (ii) Picnic areas adjoining the beaches and the commencement of a planting programme to provide areas of shade and shelter in what is at present a rather open and exposed area.
- (iii) No holiday home development, there being potential for such development at nearby Little Akaloa.

4 PROBLEMS AND LIMITATIONS

- (i) Lack of direct supervision which could result in problems of fire and litter prevention.

- (ii) The nature of the swimming hazard which could present problems for children and inexperienced swimmers.
- (iii) In providing legal access due regard needs to be taken to protect private property and farm management.

OKAINS BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Very high quality. Good views from the summit, then sections of attractive bush enclosure and characteristic rural scenery with attractive traditional farm houses and buildings.

Rank = High

- (b) Visual quality of the beach The quality rates as excellent due to the beach having a fairly large scale with clean sand and lively surf, the dunes and marram grass, and impressive headlands and shoreline features. The backdrop of pinus makes an attractive contrast with the sand. Beach use area detracted from by buildings and lack of intimate enclosure.

Score = 30, Rank = High

B Beach Use Area

- (a) Existing Domain (8 ha) adjoining beach, 4 ha of which are used for picnicking and camping at the present time. Camping is contained in the west end of the domain leaving the east end free for day trippers.

There are two more domain areas located some distance from the beach:

- Sefton Park (1.27 ha) on the north east corner of the Okains Bay Road and the Chorlton Road, and
- An area of 1.4 ha, opposite the store and museum, which contains two tennis courts (used by day visitors), a hall and the service station.

- (b) Ownership Domain Board land.

- (c) Potential Adequate flat land adjoining existing domain.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|-------------------------------------|---|----------------------------|-----------------------------|
| Numbers Date and Time Weather | 614 Sun 2.1.77, 3.30 pm fine, hot | 380 | - |

(b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|------------------|------|--------------------------------|---------|--------------------------------|
| 10 ha | 614 | 0.6 persons/100 m ² | 380 | 0.4 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats, water-skiing, rock fossicking, walking.

Score = 9, Rank = High

- (b) Potential In addition - skin diving.

Score = 10, Rank = High

E Facility Provision

- (i) Sealed access direct to beach use area.
- (ii) Adequate beach use area for present level of use, good potential.
- (iii) Camping permitted in domain. Restricted to 40 sites because of limited water supply. Only toilet facilities, no power points.
- (iv) Toilets and changing sheds in domain, tap for water for casual users.
- (v) A general store and post office, and a service station.
- (vi) Maori and early colonial museum open to the public on a regular basis.
- (vii) Some farm cottages scattered in the valley, now used as holiday accommodation.
- (viii) Problems occur with parking congestion on peak use days. Could increase as the museum becomes more widely publicised. Adequate land adjoining domain for extending parking and picnicking area (privately owned).

Score = 13, Rank = High

F Access Constraints

- (i) Distance from Christchurch: 86 km.
Akaroa: 10.4 km via Summit Road.
- (ii) Beach approach road from Summit Road sealed to beach use area; average width 4.8 m; some steep grades (10°).

Score = 1, Rank = Low

G Environmental Criteria

(a) Environmental Advantages

- (i) Water - high degree of swimming appeal (good colour, clean, moderate surf).
- (ii) The main beach area is very safe, gently sloping, average surf conditions less than 1 m. However, a rip develops at the river mouth at high tide, while at low tide there are good swimming holes in the river. The river itself provides an interesting focus for recreation, providing opportunities for supervised children's play and a destination for walks.
- (iii) A strip of approximately 50 m of dry sand for the full length of the beach is exposed at high tide and with a tidal range of a further 50 m there is a large area of sand for sunbathing and children's play. The sand is light coloured, fine and clean, levels of natural debris and litter being low and unobtrusive.
- (iv) There is an attractive beach use area which is well enclosed and has trees providing some shade areas for picnickers and campers. The dunes also provide a degree of shelter.

Score = 11, Rank = High

(b) Environmental Disadvantages

- (i) The beach itself is oriented to the north east and therefore exposed to the prevailing summer winds. However, the dunes provide some shelter for those in the domain, as do the pine trees at the west end.
- (ii) The beach is backed by a dune system which is very sensitive to wear. Unless usage can be confined to well defined tracks increased trampling will damage the marram grass and thus seriously threaten the stability of the dunes.
- (iii) Because of the tidal nature of the river it can present some danger to children at high tide and again when the tide is ebbing, there having been three children drowned there to date. The rocks can also be dangerous to children when the tide is coming in as freak waves can wash across them. The rocks on the east headland are separated from the beach by the river which impedes access and which could also leave small children stranded on the rocks as the tide rises.

Score = 2, Rank = Low

H Special Features

- (i) The dune system which already shows signs of wear. Increased usage must be contained to prevent further damage to the vegetation and the removal of its stabilising effect.
- (ii) Two caves in the eastern headland - one on the beach, the other in the beach use area, popular for children's play.

I Ability to Absorb Holiday Homes

Because of its high recreational potential there will be a demand for holiday accommodation. The valley is very open and very sensitive to the intrusion of non-rural development and therefore holiday home development would have a detrimental impact on the landscape. It would also change the character of the bay which has been traditionally used by campers and picnickers. However, there is potential for the expansion of the camping facilities at the domain if problems of water supply can be overcome. This area is already well established in trees and more planting would both screen the grounds from the beach and roads and also provide shade and shelter.

2 SUMMARY

Okains Bay scores high on environmental advantages and on the range of activities it can cater for and thus merits further development as a beach for both day trippers and holiday makers. At present the beach is only experiencing a relatively low level of use although the resource is such that it would support a much higher level. Although the bay is well provided with facilities and has the added draw of the museums, more parking and increased picnic areas will be required in the near future to cater for increased numbers of day trippers.

3 CONCLUSIONS

In view of its high environmental advantages, recreational potential and the level of existing facilities, Okains Bay should be developed to cater for a higher level of use than it does at present. To this end:

- (i) Domain area at present not in use needs to be opened up for parking and picnicking, along with the provision of improved facilities (eg, additional toilets, changing sheds, picnic facilities). The Akaroa District Scheme shows an area adjoining the domain as designated "Proposed Recreation".
- (ii) Subject to the provision of adequate water supplies the camping ground should be extended.
- (iii) Because of the openness and sensitivity of the rural landscape and the established character of the bay, holiday home development should be avoided. (Holiday home development can be provided for in the already partially developed community in Le Bons Bay.)

4 PROBLEMS AND LIMITATIONS

- (i) Restricted water supply is the main problem in providing additional sites in the domain for camping.
- (ii) In developing Okains Bay due regard must be made to protect the stability of the dune system.

LITTLE OKAINS BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive As for Okains Bay. Walk to bay provides outstanding coastal views.

Rank = High

- (b) Visual quality of the beach area Quality rates excellent due to a combination of qualities in the landscape elements. The beach has a small scale, intimate character, well enclosed. Cliffs, the island, the clean light coloured sand, surf, rocks, topography of the hinterland and vegetation in the beach use area all contribute to the excellent visual quality. Karaka trees are a feature.

There is some detracting caused by the poor ground cover in the beach use area and erosion scars in the hinterland.

Score = 40, Rank = High

B Beach Use Area

- (a) Existing 1,600 m² (approx).
 (b) Ownership Private.
 (c) Potential Nil - land too steep.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 20 | 10 | - |

Note: No activities counts undertaken, figures are estimates by local residents.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|-----------------------|------|--------------------------------|---------|--------------------------------|
| 10,000 m ² | 20 | 0.2 persons/100 m ² | 10 | 0.1 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, fishing from boats, rock scrambling/fossicking, walking.

Score = 7, Rank = Moderate

- (b) Potential No additional activities.

Score = 7, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation.
(ii) Beach use area adequate for existing level of use.

Score = 1, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 87 km
Akaroa: 11.4 km
(ii) Beach approach road from Summit Road to Okains Bay sealed; average width 4.8 m; some steep grades (10°).
(iii) Beach access by foot via 1 km farm vehicle track from Okains Bay; easy, pleasant walk direct to beach use area; private land. It is also possible to walk around the rocks from Okains Bay at mid to low tide with little difficulty.

Score = 3, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) Water - very high degree of swimming appeal (good colour, clear, clean, moderate surf).
(ii) Safe beach, gently sloping, surf less 1.5 m.
(iii) At least 20 m of dry sand exposed at high water, light grey/white, "fluffy" texture. Moderate degree of sunbathing appeal, marred by large quantity of natural debris (kelp and seaweed) above high water. Tidal extent approximately 120 m, therefore good area of sand at mid tide for sunbathing and children's play.
(iv) Rocks, easily accessible, possible to walk around to Okains Bay and Little Bay at low tide. Small caves provide additional interest for children's play.
(v) Pleasant, small scale beach use area, uneven surface, some thistle infestation, small number of trees (ngaio and karaka) which provide some shade and shelter. Additional shelter provided by a few large rocks.
(vi) Very high visual appeal, heightened by a small island which forms a visual focus in the bay. Probably accessible at low tide by wading out from beach.

Score = 10, Rank = High

(b) Environmental Disadvantages

- (i) Beach oriented to north east and therefore exposed to prevailing summer winds. Some shelter provided by trees and rocks in beach use area.
- (ii) Large quantity of natural debris above high water, visually obtrusive and a detraction for sunbathers.

Score = 2, Rank = Low

H Special Features

- (i) Little Okains Bay is the southern most part of the mainland that karaka trees are known to grow and regenerate. Two other rare species have also been identified here: puka and olearia fragrantissima.
- (ii) The small island forms a visual focus as well as having recreation appeal.

I Ability to Absorb Holiday Homes

The bay is too small, steep and inaccessible for holiday home development.

2 SUMMARY

The beach scores high on environmental advantages and is thus well suited to a variety of recreational pursuits. At present it is only experiencing a low level of use because of access being by foot. The beauty of this bay lies largely in its unspoilt character and in this respect opening the beach up on a large scale by providing vehicular access would be a detrimental step. There is also no potential for expanding the beach use area.

3 CONCLUSIONS

In view of the high environmental advantages and recreational potential of Little Okains Bay it should be partially opened up to cater for a higher level of use than it does at present. To this end:

- (i) Foot access only should be developed, using, if possible, the existing track which at present provides an easy and visually appealing walk to the bay. With no additional improvements this beach would provide a very attractive alternative for swimming and picnicking to Okains Bay itself. The distance involved in the walk would keep numbers down to a manageable level (see also Little Bay).
- (ii) No holiday home development should occur.

4 PROBLEMS AND LIMITATIONS

- (i) The need to protect the farming interests of the landowner on whose land the track is situated.
- (ii) Because there is no farmstead in the bay problems of fire, litter and vandalism are intensified.

- (iii) No area to expand beach use area.
- (iv) Need to protect vegetation (see H(i)).

LITTLE BAY

1 DISCUSSION OF FACTOR SCORES

A Landscape Assessment

- (a) Scenic quality of the drive As for Okains Bay. Walk to bay provides outstanding coastal views.

Rank = High

- (b) Visual quality of the beach area Quality rates excellent, similar in character, though slightly larger than Little Okains Bay. Vegetation in the beach hinterland, the sandy beach and enclosure are the main contributors.

Score = 39, Rank = High

B Beach Use Area

- (a) Existing 7,000 m² (approx).
(b) Ownership Private.
(c) Potential Nil - land too steep.

C Level of Use

Number of visitors not known, but assumed to be low because of need to walk to bay around private farm track and also because there is no signpost.

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, fishing
from boats, rock scrambling/fossicking, walking.

Score = 7, Rank = Moderate

- (b) Potential No additional activities.

Score = 7, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation.
- (ii) Beach use area adequate for existing and higher levels of use.

Score = 1, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 88 km.
Akaroa: 13 km.
- (ii) Beach approach road from Summit Road to Okains Bay sealed;
average width 4.8 m; some steep grades (10°).

- (iii) Beach access by foot via 1.6 km of farm vehicle track from Okains Bay, easy pleasant walk to the head of the bay. Access down to the beach is difficult, no marked track, steep, bush covered terrain, main access would be around rocks from Little Okains Bay at mid to low tide, but this has some degree of difficulty.

Score = 4, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) Water - high degree of swimming appeal (good colour, clear, clean, moderate surf).
- (ii) Safe beach, gently sloping, surf less than 1.5 m.
- (iii) At least 50 m of dry sand exposed at high water, sand is light grey/white in colour with a high degree of sunbathing appeal.

Tidal extent approximately 130 m, therefore this bay has a good area of sand at mid tide for sunbathing and children's play.

- (iv) Rocks, easily accessible at mid to low tide, some pools and associated marine life add interest. Possible to walk around to Little Okains Bay at mid to low tide.
- (v) Small, clear, freshwater stream adds interest to the beach area, ideal for children's play. Also good potential for walks in hinterland in association with native bush.

Score = 10, Rank = High

(b) Environmental Disadvantages

- (i) Beach oriented to north east, therefore exposed to prevailing summer winds. No shelter in beach use area.

Score = 1, Rank = Low

H Special Features

Nil.

I Ability to Absorb Holiday Homes

The bay is too small and too steep for holiday home development.

2 SUMMARY

The beach scores high on environmental advantages and is well suited to a variety of recreational pursuits. At present it is only experiencing a low level of use because of the difficulty of access and the fact that like Little Okains Bay it is not widely known. The beauty of this bay lies largely in its unspoilt character and in this respect opening the beach up on a large scale by providing vehicular access would be a detrimental step. There is adequate beach use area for picnicking and in this respect it has a better capacity than Little Okains Bay to absorb increased use.

3 CONCLUSIONS

In view of the high environmental advantages and recreational potential of Little Bay it should be partially opened up to cater for a higher level of use than it does at present. To this end:

- (i) A walking track down onto the beach should be created. Little Bay and Little Okains Bays could thus be developed in this limited way together, as part of a linked walk way system whereby people could walk around the rocks one way and back over the headlands the other. This beach would be able to accommodate larger numbers than Little Okains Bay because of its greater beach use area which needs to be formalised for public use for picnicking.
- (ii) No holiday home development should occur.

4 PROBLEMS AND LIMITATIONS

- (i) The need to protect the farming interests of the landowner on whose land the track is situated.
- (ii) Because there is no farmstead in the bay problems of fire, litter and vandalism are intensified.

LAVERICKS BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Good. Homestead and planting provide visual focus.

Rank = Moderate

- (b) Visual quality of the beach area High visual quality resulting from the beach, its sand colour and texture, contrasting with the movement created by the surf. The headlands make a strong contribution in terms of their form, rock outcrops and off-shore rocks. The beach hinterland close to the beach is attractive for its native and exotic trees, its enclosure and farm buildings.

There is a lack of vegetation in the beach use area and some visual detracton arises from the boatshed.

Score = 32, Rank = High

B Beach Use Area

- (a) Existing No bounded area, extends back towards farmstead giving large grassed area for existing and potential use.
- (b) Ownership Private.
- (c) Potential Good area.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 80 | 20 | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 2,000 m ² | 80 | 0.4 persons/100 m ² | 20 | 0.1 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, sailing, fishing from shore and boats, surfing, rock scrambling/fossicking.

Score = 7, Rank = Moderate

- (b) Potential In addition - sitting in cars, power boating, skin diving, walking.

Score = 11, Rank = High

E Facility Provision

- (i) No facilities for recreation.
- (ii) Adequate beach use area for existing and potential use.
- (iii) Adequate potential for parking.

Score = 2, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 100 km.
Akaroa: 29 km.
- (ii) 4 km of unsealed beach approach road from Le Bons Bay; average width 3.0 m; steepest grade 7° 30'.
- (iii) Beach access 2.8 km of private road to homestead; 200 m pedestrian access through farmstead and paddocks to beach. Permission required.

Score = 5, Rank = Moderate

G Environmental Criteria(a) Environmental Advantages

- (i) Water - high degree of swimming appeal (good colour, generally clear, moderate surf).
- (ii) Safe beach, gently sloping, average surf conditions less than 1 m.
- (iii) An average of 15 m of exposed dry sand above high water, depending on sea conditions. Sand good colour, clean, ideal for sun-bathing and children's play.
- (iv) Rocks accessible at mid to low tide, suitable for rock scrambling.
- (v) Small fresh water stream adds interest to beach, good for children's play.

Score = 9, Rank = High

(b) Environmental Disadvantages

- (i) Oriented to north east, therefore exposed to prevailing summer winds, no shelter available.
- (ii) Potential beach use area overlooked by farm dwellings which tend to dominate area.

Score = 2, Rank = Low

H Special Features

Nil.

I Ability to Absorb Holiday Homes

The valley itself would be capable of absorbing a limited number of holiday homes, there being sufficient area and diversity of topography and vegetation to screen such development from the beach. This is, however, offset by the fact that there is limited flat land in the valley and this is of relatively high fertility value.

2 SUMMARY

Although this beach is suited to a wide variety of recreational activities in an attractive natural setting, there are alternative sandy beaches close at hand which have already been developed, namely Okains and Le Bons Bays so that there is no immediate need to open up another bay in this sector. Because there are no facilities and restricted access to the beach it receives a low level of use, which should be maintained at this level until such time as Okains and Le Bons Bays near their capacity use levels.

3 CONCLUSIONS

This beach should retain its low level of use although because of its high recreation potential it should be made more readily available for general usage. To this end foot access only should be provided and a small area set aside for picnicking. In this way an alternative beach of comparative quality to those at Okains and Le Bons Bays, but without the attendant development, can be maintained for those who wish to pursue water based recreation away from crowds and who do not mind 'roughing it' to do so.

4 PROBLEMS AND LIMITATIONS

- (i) In providing access due regard needs to be taken to protect private property and farm management.

LE BONS BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Very good. A large number of trees on both sides of the road give a sense of containment opening out to reveal the bay and giving a strong sense of arrival.

Rank = High

- (b) Visual quality of the beach area Of relatively large scale its excellent visual quality derives from the beach, its sand, surf and dunes. Headlands contribute by providing strong enclosure and have intrinsic interest in their form, vegetation and off-shore rocks.

The detracting from the landscape by houses lining the beach front is balanced largely by the presence of big trees in the domain.

Score = 42, Rank = High

B Beach Use Area

- (a) Existing Domain, total area 4 ha although only part of this area is available for day trippers. Although not immediately adjoining the beach it can be considered to be the principal beach use area.

It provides an alternative location for passive recreationists and picnickers not wanting to pursue water based recreation.

Additional 2,000 m² (approx) in dunes at end of road, opposite domain.

- (b) Ownership Public.

- (c) Potential Some potential exists away from beach, extension of domain provided for in Akaroa District Scheme.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------------|---------------------|----------------------------|-----------------------------|
| Numbers | 229 | 180 | 100 |
| Date and Time | Sun 2.1.77, 4.30 pm | | |
| Weather | Hot | | |

(b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|------------------|------|--------------------------------|---------|---------------------------------|
| 11.6 ha | 229 | 0.2 persons/100 m ² | 108 | 0.09 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats and shore, water skiing, rock fossicking/scrambling, walking.

Score = 10, Rank = High

- (b) Potential No additional activities.

Score = 10, Rank = High

E Facility Provision

- (i) Sealed access direct to beach.
- (ii) Parking adequate for present use - roadside, picnic area at end of the road and domain. Some problems occur through inconsiderate parking.
- (iii) Toilets.
- (iv) Holiday homes (approximately 30 in valley area). No other holiday accommodation.
- (v) Adequate beach use area for existing level of use.

Score = 8, Rank = Moderate

F Access Constraints

- (i) Distance from Christchurch: 96 km.
Akaroa: 23 km.
- (ii) Beach approach road from Summit Road sealed to beach use area; average width 5.1 m; some steep grades (10°).

Score = 2, Rank = Low

G Environmental Criteria(a) Environmental Advantages

- (i) Water - high degree of swimming appeal (good colour, clear, gentle surf).
- (ii) Very safe beach, gently sloping, average surf conditions under 0.5 m.
- (iii) A minimum of a 20 m strip of exposed dry sand between high water and dunes for the full extent of the beach. Sand good colour, clean, ideal for sunbathing and children's play.

Score = 11, Rank = High

(b) Environmental Disadvantages

- (i) Beach oriented to northeast and therefore exposed to prevailing summer winds.

Score = 1, Rank = Low

H Special Features

The beach is backed by a dune system which is very sensitive to wear. Present use has been confined to clearly defined tracks. However, increased usage could have detrimental effects on the dune system.

I Ability to Absorb Holiday Homes

There is already a compact holiday home community of about 20 houses along the beach front which is obscured from the beach by the dunes and separated from it by the main road. This existing settlement is such that it could accommodate more houses, while the valley as a whole is of a scale and has sufficient diversity that a higher level of holiday home development could be absorbed. Such controlled development would not place an undue strain on the beach resource. Development could be limited by restricted water supply and sewage disposal difficulties. At present there is no shop, but a trip to Akaroa for supplies would take less than half an hour by sealed road.

2 SUMMARY

Although Le Bons Bay provides a wide range of recreational opportunities in a high quality setting it is only experiencing a low level of use at the present time. The beach resource is such that it would support a much higher level of use. Day trippers tend to be deterred by the distance from Christchurch, although it does attract people holidaying in Akaroa. Because of the existing holiday home community and the distance involved in travelling to the bay from Christchurch, this beach is one which could give priority to based recreationists.

3 CONCLUSIONS

Le Bons Bay has potential for a higher level of development than at present exists. The beach resource is such that it should be made readily available to both holiday makers and day trippers. To this end:

- (i) Greater provision should be made for day trippers in the way of upgrading present facilities and providing new ones (improved parking, changing sheds, picnic facilities). A proposed recreation zone extending along the river for picnicking is shown in the Akaroa County District Scheme.
- (ii) Subject to the provision of an adequate water supply and site suitability some holiday home development could be permitted as an extension to the present community. This may require some extension of Rural 2 zoning in District Scheme.
- (iii) Provision could be made for small scale holiday accommodation along the lines of a motor camp or cabin type development to provide greater opportunities for holiday making.

4 PROBLEMS AND LIMITATIONS

- (i) Dunes - in developing Le Bons Bay due regard must be made to protect the stability of the dune system.
- (ii) Holiday accommodation - type of accommodation restricted because of seasonal nature of demand.
- (iii) Limited water supply.

10.4 SECTOR 4 - SOUTH-EASTERN BAYS

This sector is discussed at p. 43 in Volume I.
Individual beach analysis reports follow for:

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HICKORY BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Good quality derived from regenerated native bush and an attractive valley floor.

Rank = Moderate

- (b) Visual quality of the beach area High quality derived largely from the beach, its form, sand, colour and texture, as well as the breaking surf. The enclosure of the headlands and the dramatic quality of the cliffs also contribute, along with the vegetation in the beach hinterland.

Score = 33, Rank = High

B Beach Use Area

- (a) Existing Confined to a 5 m grass strip bounded by an electric fence.
- (b) Ownership Private.
- (c) Potential Boulder bar immediately behind existing beach use area 45 m wide, then large area of flat grazing.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 5 | - | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density Very large area of sand, approximately 60 m strip exposed for full length of the beach at mid tide, therefore, existing use levels are negligible.

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, fishing from shore, rock scrambling/fossicking.

Score = 4, Rank = Low

- (b) Potential In addition - sitting in cars, power boating, skin diving and walking.

Score = 8, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation.
- (ii) Limited beach use area. Parking is not a problem at the present low use level.

Score = 1, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 96 km.
Akaroa: 18 km.
- (ii) 8 km of unsealed beach approach road from Summit Road to farmstead, average width 3.0 m; some steep grades (10° 30').
- (iii) A further 800 m of beach access by private road, 500 m of which is by foot, made difficult by fences and the stream running parallel to the beach.

Score = 7, Rank = High

G Environmental Criteria(a) Environmental Advantages

- (i) Water has a high degree of swimming appeal (good colour, clean, generally moderate surf, gently sloping beach). However, the beach can be dangerous for children and inexperienced swimmers because of an undertow.
- (ii) An average of an 18 m strip of exposed dry sand above high water depending on sea conditions. Sand dark brown with gold tints, medium texture and generally clean, levels of natural debris and litter being low and unobtrusive. There is a tidal extent of approximately 80 m so that there is an adequate area of sand for sunbathing and children's play.
- (iii) Rock margins are accessible at mid to low tide, interesting pools, good for rock walks and scrambling.
- (iv) Although the existing beach use area is bare and exposed, there are a number of trees suitable for shade and shelter in the potential beach use area.

Score = 8, Rank = Moderate

(b) Environmental Disadvantages

- (i) Beach is oriented to the east and is therefore exposed to prevailing summer easterly winds.
- (ii) Some swimming hazards (see (a)(i) above).

Score = 2, Rank = Low

H Special Features

Shag colony on the northern headland, can be reached by walking round rocks at low tide, therefore increased numbers using this beach could disturb the colony.

I Ability to Absorb Holiday Homes

The valley is too open to permit the development of holiday homes without detracting from the rural landscape character. In addition, the swimming hazards, especially for children, limit its potential for based family holiday groups.

2 SUMMARY

The high potential of this beach suggested by its score for environmental advantages is offset by the swimming hazards, which can create conditions that are unsafe for children and inexperienced swimmers. However, the low use levels experienced at the present are due largely to the nature of the access.

3 CONCLUSIONS

Hickory Bay provides an attractive setting for passive recreation, its potential for more active recreation being constrained by considerations of water safety. Therefore:

- (i) Improvements should be made to the extent of providing legal access to the beach and upgrading the road, but not to such an extent that driving for pleasure would be encouraged. In this respect the potential of Hickory Bay lies in passive, rather than active recreation. To this end a larger beach use area with picnicking facilities would need to be developed in the long term.
- (ii) Because of its limitations for active recreation and the high scenic quality of the valley, holiday home development would not be appropriate.

4 PROBLEMS AND LIMITATIONS

- (i) Provision to protect the shag colony will have to be made.
- (ii) The nature of the swimming hazards which could present a problem for children and inexperienced swimmers.

GOUGHS BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Good quality.

Rank = Moderate

- (b) Visual quality of the beach area Excellent quality due to its relatively short headlands providing visual enclosure but not inhibiting the open coast character of the surf and curving beach. Marram grass and dunes contribute to quality.

Score = 32, Rank = High

B Beach Use Area

- (a) Existing 10 metre strip of dune area bounded by a fence.
- (b) Ownership Private.
- (c) Potential Good area of flat grazing adjoining existing beach use area.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 5 | - | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density Very large area of sand, approximately 40 m strip exposed for full length of the beach at mid tide, therefore, existing use levels are negligible.

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, fishing from shore, skin diving.

Score = 4, Rank = Low

- (b) Potential In addition - sitting in cars, power boating, fishing from boats, surfing, walking.

Score = 9, Rank = High

E Facility Provision

- (i) No facilities for recreation.
- (ii) Adequate beach use area for present and potential use.

Score = 1, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 94 km.
Akaroa: 15 km.
- (ii) Beach approach road from the Summit Road is unsealed for 5 km to the homestead; average width 3 m; some steep grades (9°).
- (iii) A further 1 km of unmarked access to beach through a paddock. Permission required.

Score = 6, Rank = High

G Environmental Criteria(a) Environmental Advantages

- (i) The colour and clarity of the water makes it very appealing for swimmers, although surf conditions are often rough and dangers for swimmers exist. (See (b)(ii) below).
- (ii) At least 20 m of clean, dry sand exposed at high tide, sand colour being dark with white colouring due to shell fragment content. An additional 16 m (approx) of sand would be exposed at mid tide making this beach very suitable for sunbathing and children's play. Backed by a small dune system, 19 m wide, which is well covered in marram grass which shows little evidence of trampling or damage.
- (iii) Small fresh water stream, very suitable for children's play, especially behind the dunes.

Score = 7, Rank = Moderate

(b) Environmental Disadvantages

- (i) This beach is oriented to the east and is therefore exposed to the prevailing summer winds. In addition there is no vegetation to provide shelter in the potential beach use area.
- (ii) Depending on tidal conditions this beach can be relatively hazardous for children and inexperienced swimmers, the beach dropping quite steeply below high water, and being subject to 'dumping' surf and an undertow.
- (iii) The rocks present some hazard, especially for children because of difficult access and the danger of large waves breaking over them.

Score = 4, Rank = Moderate

H Special Features

Nil.

I Ability to Absorb Holiday Homes

Being very open, and with little vegetation close to the beach, holiday home development would be visually obtrusive and detract from the rural landscape character.

2 SUMMARY

The high potential of this beach with its high visual attraction, good area of dry, clean sand and potential beach use area is offset by the sometimes hazardous swimming conditions. The low use levels experienced at the present time are due largely to the nature of the access.

3 CONCLUSIONS

Like Hickory Bay, Goughs Bay provides an attractive setting for passive recreation, its potential for more active recreation being constrained by considerations of water safety. Therefore:

- (i) Improvements should be made to the extent of providing legal access to the beach and upgrading the road, but not to such an extent that driving for pleasure would be encouraged.
- (ii) Provision of an adequate beach use area for picnicking should be made.
- (iii) Because of its limitations for active recreation and its very open nature, holiday home development should not be permitted.

4 PROBLEMS AND LIMITATIONS

- (i) The small dune system appears to be stable under present conditions but could be disturbed by increased usage. Therefore it is important that the adjacent grassed area be acquired for picnicking.
- (ii) The nature of the swimming hazards which could present a problem for children and inexperienced swimmers.

OTANERITO BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Good quality views into bay, varied patterns of topography and vegetation.

Rank = Moderate

- (b) Visual quality of the beach area Excellent visual quality due to its enclosure, sandy beach, stream and the unifying presence of native vegetation on the headlands, beach use area and hinterland.

Score = 36, Rank = High

B Beach Use Area

- (a) Existing Approx 7,500 m² not separated from hinterland by fencing or vegetation.

- (b) Ownership Private.

- (c) Potential Good.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|-------------------------------------|---|----------------------------|-----------------------------|
| Numbers Date and Time Weather | 48 Sun 4.1.76, 12.30 pm fine, hot | 35 | 20 |

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|-----------------------|------|--------------------------------|---------|--------------------------------|
| 12,750 m ² | 48 | 0.4 persons/100 m ² | 35 | 0.3 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from shore and boats, skin diving, rock fossicking/scrambling, walking.

Score = 10, Rank = High

- (b) Potential No additional activities.

Score = 10, Rank = High

E Facility Provision

- (i) No facilities for recreation except those provided by the Narbey family to campers by long standing arrangement.
- (ii) Otanerito station pony trekking activities.
- (iii) Three baches.
- (iv) Adequate beach use area for existing and potential use.

Score = 5, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 95 km.
Akaroa: 14 km.
- (ii) Beach approach road from the Summit Road is unsealed for 5 km to the homestead; average width 3 m; steepest grade 8°.
- (iii) A further 1 km of private road and 300 m vehicle track to beach, permission required.

Score = 4, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) Water - high degree of swimming appeal (good colour, clean, moderate surf).
- (ii) The beach is very safe, gently sloping, average surf conditions less 0.5 m.
- (iii) At least a 20 m strip of exposed, dry sand at high water, relatively little tidal debris, ideal for sunbathing and children's play.
- (iv) Very attractive beach use area (existing and potential, no clear demarcation), grassed with good planting, mainly ngaio, which provide some shade areas.
- (v) Fresh water stream, clear, running, adds interest to beach area, good for children's play.

Score = 10, Rank = High

(b) Environmental Disadvantages

- (i) Oriented to south east, therefore exposed to prevailing summer easterly winds. Also subject to nor'westers blowing down valley. Some shelter provided by vegetation in beach use area.
- (ii) Baches and farm buildings overlook beach use area, although some degree of privacy is provided by trees around farmstead.

Score = 2, Rank = Low

H Special Features

Nil.

I Ability to Absorb Holiday Homes

Although the valley is well provided with native bush that could absorb, to a degree, limited holiday home development, such development would not be in the best interests of recreationists in the bay, since much of its appeal lies in the high visual quality and natural environment.

2 SUMMARY

This bay scores high on environmental advantages and is thus very well suited for a wide range of recreational activities. At present its use is confined mainly to guests of the Narbeys who have made their property available to friends over a long period of time. However, the beach can support a much higher level of use and is particularly suitable for families on long day trips. There is adequate potential beach use area, well planted and grassed which could be developed for day trippers.

3 CONCLUSIONS

In view of its high environmental advantages and recreational potential, Otanerito Bay could be developed to cater for a higher level of use than it does at present. To this end:

- (i) Road access to the beach should be legalised and land set aside with facilities for day trippers for picnicking and waterbased recreation.
- (ii) Investigation should be made into the creation of walking tracks in the valley to take in the native bush areas, and other natural features of high visual quality in the bay.
- (iii) Pony trekking and associated activities, which could include some small scale camping facilities, should be permitted subject to the protection of the beach foreshore for recreation by day trippers.
- (iv) Holiday home development should be excluded so that the natural environment and high visual quality of the valley can be preserved for scenic driving, walks, and pony trekking.

STONY BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Excellent quality on both Akaroa and open coast side of summit.

Rank = High

- (b) Visual quality of the beach area The beach is stony and with the headlands has a strong, rugged visual character, but probably little appeal to most day visitors.

Score = 15, Rank = Low

B Beach Use Area

- (a) Existing Approximately 1,200 m².
- (b) Ownership Predominantly private.
- (c) Potential Approximately 2.5 ha, but would interfere with farm management.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 12 | 5 | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|-----------------------------|---------|--------------------------------|
| 1,200 m ² | 12 | 1 person/100 m ² | 5 | 0.4 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, fishing from shore and boat, skin diving.

Score = 5, Rank = Moderate

- (b) Potential In addition - walking.

Score = 6, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation.
- (ii) Adequate beach use area for present and potential level of use.
- (iii) Adequate parking for present and potential use.

Score = 2, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 96 km.
Akaroa: 14 km.
- (ii) Beach approach road unsealed for 14 km from Akaroa to farmstead; average width 3.0 m; some steep grades (8° 30').
- (iii) Beach access by foot with some degree of difficulty (fences) for 250 m through private property; permission required.

Score = 6, Rank = High

G Environmental Criteria

(a) Environmental Advantages

- (i) Water good colour, but swimming appeal reduced by turbulent nature and presence of large quantities of kelp and seaweed.
- (ii) Fresh water stream: clear, running; 2-3 m wide; adds interest to beach area.

Score = 3, Rank = Low

(b) Environmental Disadvantages

- (i) Beach oriented to east-south-east, and is therefore exposed to prevailing summer easterly winds, and also north-westerns blowing down the valley. No shelter on beach.
- (ii) Steep beach, turbulent surf conditions, large quantity of kelp and seaweed on surface.
- (iii) No sand exposed, even at low water; boulder beach, steep bank above high water, not very attractive for sunbathing or picnicking.

Score = 7, Rank = High

H Special Features

Small colony of yellow-eyed penguins has been established in the last five years, still increasing in size.

I Ability to Absorb Holiday Homes

Although there is sufficient vegetation around and behind the farmhouse to screen development from the beach, there is not a corresponding ability to do so from the road. In addition, although there is adequate area for holiday homes, the nature of the beach resource is such as to reduce the desirability of a holiday home in the area.

2 SUMMARY

The nature of the environmental constraints seriously reduce its development potential for recreation. Little used at the present time and even if public access was afforded, this beach has little to attract recreationists. The beach and beach use area have a low visual quality, although the drive into the bay rates highly. However, the steep, winding nature of the unsealed road means that it can not be readily enjoyed by the average family motorist out driving for pleasure. In the light of the limited attraction of the beach, any major improvements to the road would not seem warranted.

3 CONCLUSIONS

In view of the limited recreational appeal of the beach this bay should remain undisturbed.

FLEA BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality on both sides of the summit.

Rank = High

- (b) Visual quality of the beach area Beach is stony, except at low tide. It has a barren, desolate character. This character probably has little appeal for most visitors. Erosion on the southern headland forms a conspicuous detraction.

Score = 16, Rank = Low

B Beach Use Area

- (a) Existing Approximately 2,000 m².
 (b) Ownership Partially in 'Queens Chain'.
 (c) Potential Little potential, road forms boundary.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 20 | 5 | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|-----------------------------|---------|---------------------------------|
| 2,000 m ² | 20 | 1 person/100 m ² | 5 | 0.25 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, fishing from boats and shore, skin diving, rock fossicking/scrambling.

Score = 7, Rank = Moderate

- (b) Potential In addition - power boating.

Score = 8, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation.
- (ii) Adequate beach use area for present and potential levels of use.
- (iii) Adequate parking for existing and potential levels of use.

Score = 2, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 93 km.
Akaroa: 12 km.
- (ii) Beach approach road from Akaroa is unsealed for 11.2 km directly to the beach; average width 2.5 m; some very steep grades (14°) on Lighthouse Road. This road is really only suited for four wheel drive vehicles.

Score = 5, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) Water good colour, clear, some debris and kelp on surface but not obtrusive from beach. Swimming appeal reduced by cold water temperature.
- (ii) Below the boulders the sand beach slopes gently although the boulders form a steep bank between high water and mid tide water level.
- (iii) Water generally safe although a rip can develop in easterly conditions. Moderate surf, average of 1.5 m.
- (iv) Rocks provide good opportunities for children's play at mid to low tide, being safe and interest being provided by a variety of rock pools. Rocks also accessible with care at high tide.
- (v) Small, fresh water stream provides some interest for children's play.

Score = 6, Rank = Moderate

(b) Environmental Disadvantages

- (i) The beach is partially sheltered from the easterly but the prevailing north easterlies are funnelled down the valley. There is no shelter in the beach use area.
- (ii) Steep boulder beach is virtually covered at high tide and is not appealing to sunbathers, additional detraction from large quantities of kelp and seaweed.

- (iii) Access to southern beach made difficult because of 2.4 m bank from beach use area.
- (iv) Passive recreation potential of this beach is reduced by low landscape score and presence of obtrusive erosion scars.
- (v) Farm buildings overlook potential beach use area and would tend to dominate it. Also prominent from beach.

Score = 7, Rank = High

H Special Features

Large, white flippered penguin colony, numbers in excess of 125.

I Ability to Absorb Holiday Homes

The scale of the bay is too small and lacking in diversity to absorb holiday homes. In addition the nature of the beach resource is such as to reduce the desirability of a holiday home in this area.

2 SUMMARY

Little used at present due to the nature of the environmental and access constraints, this beach has little to attract recreationists. The beach and beach use area have a low visual quality, although the drive into the bay rates highly. However, the very steep winding nature of the unsealed road means that it cannot be readily enjoyed by the average family motorist driving for pleasure. In the light of the limited attraction of the beach, any major improvements to the road would not be warranted.

3 CONCLUSIONS

In view of the limited recreation appeal of the beach this bay should remain undisturbed. However, in the long term a small beach use area could be provided for picnicking.

10.5 SECTOR 5 - AKAROA HARBOUR

This sector is discussed at p. 47 of Volume I.
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THE KAIK

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive The drive from Akaroa is generally unremarkable although some good views across the harbour are obtained. However, there is little vegetation or other points of interest on the landward side of the road.

Rank = Low

- (b) Visual quality of the beach area There is no sandy beach but the boulders have a strong visual character of their own. The high assessment score is contributed to by the harbour views, the large scale enclosure, the topography of the hinterland which rises to steep slopes and a dramatic skyline, and its associated native vegetation.

The church is a special feature and mature exotic trees reduce the impact of the houses. Willows enhance the potential beach use area, while an old boatshed detracts from the existing beach use area.

Score = 30, Rank = High

B Beach Use Area

- (a) Existing A total of approximately 4,200 m² along the shoreline.
- (b) Ownership Within "Queens Chain".
- (c) Potential 6,400 m² on the other side of the road bordering the stream.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 95 | 12 | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 4,200 m ² | 95 | 2.2 persons/100 m ² | 12 | 0.3 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, boating, sailing, water skiing and walking.

Score = 7, Rank = Moderate

- (b) Potential No additional activities.

Score = 7, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation.
- (ii) Adequate beach use area for existing and potential levels of use.
- (iii) Adequate parking for existing level of use.

Score = 2, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 87 km.
Akaroa: 3 km.
- (ii) Beach approach road State Highway 75 to Akaroa then by 3 km of unsealed road direct to beach; average width 3.8 km; steepest grade 7°.

Score = 1, Rank = Low

G Environmental Criteria

(a) Environmental Advantages

- (i) The beach is reasonably well sheltered from the prevailing summer north easterly winds, although it is exposed to sou'westers blowing up the harbour.
- (ii) The water is relatively attractive for swimming having good colour and clarity, although the greenness of the water suggests that it might be cold. The average surf conditions are 0.3 m.
- (iii) The banks of the river in the potential beach use area have willows and other trees growing along them, providing some shade areas and an attractive setting for picnickers.
- (iv) The high landscape score enhances the appeal of the Kaik for passive recreation.

Score = 5, Rank = Moderate

(b) Environmental Disadvantages

- (i) The beach slopes steeply below high water and could be dangerous for young children.
- (ii) There is no sand exposed at high water, the boulders of the beach extending some 3 m below low water mark. The boulders and the steep nature of the beach make it unsuitable for sunbathing.

- (iii) Litter, especially broken glass, is a problem both on the beach and under the water. The beach is also strewn with kelp and other natural debris which is visually obtrusive.

Score = 4, Rank = Moderate

H Special Features

The small, 100 year old Maori church adjoining the beach use area provides a point of interest for day trippers.

I Ability to Absorb Holiday Homes

There is a good area of flat to gently sloping land in the valley which could accommodate holiday homes. However, although there is sufficient vegetation and topographical diversity to screen such development from the beach, there is not a corresponding ability to do so from the road. In addition, the rural landscape and special character of this small settlement would be destroyed by holiday home development.

2 SUMMARY

The potential of this bay for recreation is restricted by the nature of the beach being steep and boulder covered. However, there is sufficient grassed area adjoining the beach for sunbathing and picnicking. There are no facilities and the standard of access, though not a positive constraint, would tend to deter the casual Sunday driver. However, generally the beach serves a "draw-off" function for Akaroa attracting swimmers looking for a less crowded environment. In addition, being located at the end of the road it is visited by those exploring the area, many just driving in and straight out again. The sheltered nature of the bay and the availability of a suitable beach use area, combined with the high landscape score, suggests that the potential of this bay lies in passive, rather than active, recreation.

3 CONCLUSIONS

The nature of the beach tends to restrict its recreation potential although it does provide an attractive setting for passive recreation. To this end:

- (i) The area bounded by the stream and the road may be required for an additional beach use area.
- (ii) No holiday home development should occur.

4 PROBLEMS AND LIMITATIONS

- (i) The steep beach could be hazardous for children at high tide.

AKAROA

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality of State Highway 75 from Hilltop and around the harbour.

Rank = High

- (b) Visual quality of the beach area Assessed from the main beach. Akaroa has a unique visual character with many factors contributing. These include the large scale harbour enclosure with its indented shoreline and striking skyline, the jetty and boats, the town with its building, shore frontage and many trees.

Score = 37, Rank = High

B Beach Use Area

- (a) Existing There are three small beach use areas immediately adjoining the beaches totalling approximately 3,460 m². Throughout the township there is an additional 7 ha of public land including the Domain, Stanley Park and the Recreation Ground.
- (b) Ownership Public.
- (c) Potential Limited near beach.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|-------------------------------------|---|----------------------------|-----------------------------|
| Numbers Date and Time Weather | 1,183 Sun 4.1.76, 3.00 pm fine, hot | 700 | 500 |

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|-------|---------------------------------|---------|--------------------------------|
| 7,360 m ² | 1,183 | 16.1 persons/100 m ² | 700 | 9.5 persons/100 m ² |

Rank = High

The Akaroa foreshore area gets very crowded during peak times because of the small beach area and limited beach use areas close to them. Figures from activities counts were only of people in the foreshore area, but these would be much higher for numbers of visitors in the township as a whole.

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats and shore, water skiing, walking.

Score = 9, Rank = High

- (b) Potential No additional uses.

Score = 9, Rank = High

E Facility Provision

- (i) Toilets and changing sheds.
- (ii) Picnic areas, water for casual users, litter bins.
- (iii) Boating facilities: 3 public boat ramps, area for parking boat trailers, 2 wharves, moorings and boat club.
- (iv) Water ski lane at 'The Glen'.
- (v) Variety of shops, service station, hotels and restaurants.
- (vi) Five motels and holiday flats, commercial camping ground (40 power points, 100 tent sites, and 16 cabins).
- (vii) A large number of holiday homes throughout the township.
- (viii) Children's playground, small boat hire.
- (ix) Museum, gardens and other attractions in the township.
- (x) Parking is inadequate along the foreshore, day trippers having to park some distance away in adjoining streets.

Score = 16, Rank = High

F Access Constraints

- (i) Distance from Christchurch: 84 km.
- (ii) Beach approach road State Highway 75 direct to beach; average width 6 m; steepest grade 5° 30'.

Score = 0, Rank = Low

G Environmental Criteria

(a) Environmental Advantages

- (i) The beaches are partially sheltered from the prevailing summer north easterlies but very exposed to the southerlies and sou'westers.

- (ii) In general the water has moderate swimming appeal having attractive colour but being slightly murky near the beach, and having only slight tidal movement.
- (iii) All the beaches are very safe being gently sloping and having no surf.
- (iv) Only the main beach has any dry sand exposed at high water, approximately 6 m of medium, shelly brown/grey sand. At the other two smaller beaches the water comes right up to the sea wall at high tide. All the beaches have a reasonable expanse of sand exposed at mid tide suitable for sunbathing and especially for children's play. Here again the main beach provides the best opportunities. The rest of the shoreline is composed of small stones from which swimming also occurs at various points. The beaches are in the main very clean with low levels of natural debris and litter.
- (v) There are some trees in the beach use areas which provide good areas of shade for picnickers.
- (vi) The high landscape score makes Akaroa very appealing for passive recreation.

Score = 8, Rank = Moderate

(b) Environmental Disadvantages

- (i) Limited sand area exposed at high tide, confined to main beach.
- (ii) Water clarity is affected by the tides, being slightly murky at mid to low tide, and having only minimal tidal movement.

Score = 2, Rank = Low

H Special Features

The township itself with its French character imparted by styles of architecture, street names and signs.

I Ability to Absorb Holiday Homes

Akaroa is already developed as a semi-urban township so that development within the area zoned for such development in the Akaroa County District Scheme is acceptable. The limited beach resource does place a limitation on the amount of growth that could be accommodated, although proximity to many of the outer bays does provide for attractive alternatives for recreation by based recreationists.

2 SUMMARY

Akaroa is itself the destination of many Sunday drivers from Christchurch because of the high quality of the drive and variety of interesting activities and facilities which the township offers. It is also visited regularly by tour buses. The lack of suitable beach areas is the major problem in Akaroa with the foreshore becoming very overcrowded on peak days and weekends throughout the summer. Arising from this the lack of parking near the foreshore is also a problem, causing congestion of the narrow streets as day trippers look for places to park. Boating is also

a popular pursuit in Akaroa there being good facilities and an organised boat club which holds races and regattas throughout the summer season. Akaroa is the base for a commercial fishing industry which also provides an attraction selling fresh fish as well as interest in the boats tied up at the wharf. There is plenty to attract both day visitors and holiday makers, all the holiday accommodation being fully booked over the holiday period. Because of its unique setting and variety of recreational opportunities Akaroa will continue to attract large numbers of day trippers so that careful overall planning of the township will be necessary in the long term.

3 CONCLUSIONS

Because Akaroa is a special case on the peninsula as regards recreation, carefully planned and integrated development will need to occur over time. As holiday homes increase in number, day visitors are likely to be crowded out and additional locations may be necessary for swimmers and boaters to pursue their activities (See Armstrongs Point and Tikao Bay defence area).

4 PROBLEMS AND LIMITATIONS

- (i) Limited beach areas suitable for swimming and associated activities.

CHILDRENS BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality of State Highway from Hilltop and around Harbour.
Rank = High
- (b) Visual quality of the beach area The bay has an attractive enclosure, good harbour views, especially into Akaroa and a hinterland of high quality, but these assets are negated by the beach with its mud-flat, thick kelp deposits at the high water mark and plastic litter.

Score = 10, Rank = Low

B Beach Use Area

- (a) Existing 380 m² dissected by road to farmhouse.
- (b) Ownership Predominantly within "Queens Chain".
- (c) Potential Some potential behind the existing beach use area, presently in private ownership.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|------------------------------------|---|----------------------------|-----------------------------|
| Number Date and Time Weather | 92 Fri 2.1.76, 4.00 pm fine, warm | 65 | 50 |

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 3,000 m ² | 92 | 3.1 persons/100 m ² | 65 | 2.1 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, water skiing.

Score = 5, Rank = Moderate

(b) Potential No additional uses.

Score = 5, Rank = Moderate

E Facility Provision

- (i) Water ski lane.
- (ii) Litter bins.
- (iii) Two holiday homes.
- (iv) Beach use and parking areas inadequate for existing level of use, good potential.

Score = 3, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 83 km.
Akaroa: 1 km.
- (ii) Beach approach road State Highway 75.
- (iii) Final beach access via unsealed vehicle track, public; average width 3 m.

Score = 0, Rank = Low

G Environmental Criteria

(a) Environmental Advantages

- (i) The beach is sheltered from the prevailing summer north east winds but is exposed to the south.
- (ii) The beach is very safe being gently sloping and having no surf.
- (iii) There are some mature trees, principally gums, which would provide some shade areas in the potential beach use area.

Score = 4, Rank = Low

(b) Environmental Disadvantages

- (i) The water has low swimming appeal being muddy and with only slight tidal movement.
- (ii) The beach has low sunbathing appeal being principally brown/grey sand/silt at mid tide grading into mudflats at low tide. Its sunbathing appeal is further reduced by a large patch of small stones in the middle of the beach at mid to low tide. The area above high water is a thick mass of kelp and seaweed with very high levels of litter, principally plastic containers, which is very obtrusive. This weed also tends to give off an unpleasant smell.

(iii) The stream is reduced to a trickle at the beach because its mouth is blocked by litter and tidal debris. Thus it has no appeal for recreation.

(iv) With a low landscape score this bay has little attraction for passive recreation.

Score = 7, Rank = High

H Special Features

Nil.

I Ability to Absorb Holiday Homes

There is adequate area in the beach hinterland to absorb small scale development. In addition, there is a good diversity of both topography and vegetation which would screen such development from the beach. However, the beach resource itself with its limited potential tends to reduce the desirability of a holiday home at this bay. In addition, the proximity of Akaroa makes such development unnecessary.

2 SUMMARY

This beach has little appeal for recreation either passive or active, there being little opportunity for swimming and sunbathing and the setting not being attractive for picnicking. Water skiing is the main activity in the bay and this use should be encouraged by the provision of an additional beach use area for picnicking and sunbathing. No facilities or development need occur for other day trippers.

3 CONCLUSIONS

In view of the limited appeal of this bay for casual day trippers there is little need for planned development. To this end:

- (i) The beach use area should be extended on a small scale to allow for picnicking in association with water-skiing.
- (ii) No holiday home development should occur.

4 PROBLEMS AND LIMITATIONS

- (i) Mudflats at low tide.
- (ii) High quantity of litter, debris and kelp which reduces the available beach area and detracts from it.

LUSHINGTONS BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Good views of harbour and Takamatua obtained.

Rank = High

- (b) Visual quality of the beach area A small enclosed beach having a high visual quality but detracted from by the dominating presence of the holiday homes, the jetty, boatshed and mass of kelp on the beach.

Score = 21, Rank = Moderate

B Beach Use Area

- (a) Existing Nil.
- (b) Ownership -
- (c) Potential Nil.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 30 | 10 | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 1,400 m ² | 30 | 2.1 persons/100 m ² | 10 | 0.7 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, fishing from boats and shore, skin diving, water skiing, rock scrambling.

Score = 9, Rank = High

- (b) Potential In addition, walking.

Score = 10, Rank = High

E Facility Provision

- (i) No facilities for recreation.
- (ii) No beach use area and no suitable parking area.
- (iii) Three large holiday homes overlooking the beach.

Score = 1, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 84 km.
Akaroa: 3 km.
- (ii) Beach approach road State Highway 75 to Takamatua, then via 1 km of private, unsealed road; average width 3.6 m; steepest grade 14° 30'. There are gates on this road which have to be opened and closed.
- (iii) Final beach access 50 m by foot along road serving baches.

Score = 3, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) The beach is sheltered from the prevailing summer north easterly winds, although it is exposed to the south west.
- (ii) The beach is safe, being relatively gently sloping with a slight swell.
- (iii) The rocks are not typical of the peninsula but the rough wave cut platform provides a great deal of interest because of its structure and varied colouring, with a number of rock pools. Access is only possible at mid to low tide.

Score = 5, Rank = Moderate

(b) Environmental Disadvantages

- (i) The water is not highly appealing for swimming because sand is stirred up by the tidal movement making the water murky. At the northern end of the beach there is a thick mass of floating kelp and debris.
- (ii) There is only a limited area of sand exposed at high water, being approximately 4 m. However, with a tidal range of some 30 m there is a good area of golden brown sand exposed at mid tide for sunbathing and children's play. The appeal of the beach for sunbathing at high tide is further reduced by the very high levels of kelp and seaweed which are piled up above the high water mark. In addition this kelp tends to have an unpleasant smell on occasions.

- (iii) The northern part of the beach is partially shaded, due to topography, for part of the morning.
- (iv) The three large holiday homes which overlook the beach and their associated boatsheds give the impression of it being a private beach, thus deterring the visitor by boat. The private road tends to exclude day trippers travelling by car.

Score = 6, Rank = Moderate

H Special Features

Nil.

I Ability to Absorb Holiday Homes

There is only a small area suitable for holiday homes in this bay, but it is very open and exposed. The few homes which it could accommodate would be very obtrusive from the beach and would add to the dominating effect of those already there. Because this is one of the few sandy beaches in the Akaroa Harbour, holiday homes, which would tend to exclude other users, should not be encouraged in this bay.

2 SUMMARY

Although Lushingtons Bay is one of the few sandy beaches in the Akaroa Harbour its recreational appeal is severely detracted from because large quantities of kelp leave only a limited area of dry sand exposed at high tide. The potential of this bay is further reduced by the fact that there is no beach use area, holiday homes having been built up to the beach. The holiday homes themselves tend to deter casual visitors since they convey the impression of a private beach. If the present restricted access remains and the only public access is by boat then the beach should not come under too much pressure.

3 CONCLUSIONS

Because there is little room for absorbing large numbers of day trippers this bay could be left without legalised road access so that boaties would become the predominant user group. Any further holiday home development would overcrowd the bay and further reduce its attraction for casual users, and should not therefore be encouraged.

4 PROBLEMS AND LIMITATIONS

- (i) Lack of adequate beach use area and no opportunity to provide additional area because of the siting of the holiday homes.

TAKAMATUA BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality of State Highway 75 from Hilltop and around harbour.

Rank = High

- (b) Visual quality of the beach area Assessed from the boat launching area where there is a small pebble beach of attractive form and texture. The area is enhanced by a large gum tree and is within the larger enclosure of the main bay and the harbour.

Visual assessments made elsewhere would score lower values, for example, the head of the bay was assessed at only 2. Visual detractors from this view are the mudflats and weed deposits, boatsheds and houses.

Score = 20, Rank = Moderate

B Beach Use Area

- (a) Existing Domain (2,807 m²) not signposted, long grass, no trees, little attraction, located behind the main beach at the head of the bay. There is a second, large domain (7,944 m²) located on the State Highway. A small area across the road from the beach at the head of the bay, approximately 200 m², overlooked by holiday homes giving the impression of private property.

- (b) Ownership Public.

- (c) Potential No potential close to shoreline.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|-------------------------------------|--|----------------------------|-----------------------------|
| Numbers Date and Time Weather | 90 Sun 5.1.75, 2.45 pm fine, hot | 66 | - |

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 4,000 m ² | 90 | 2.3 persons/100 m ² | 66 | 1.6 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats and shore, water skiing, rock scrambling, shell collecting.

Score = 10, Rank = High

- (b) Potential No additional activities.

Score = 10, Rank = High

E Facility Provision

- (i) Wharf, approximately 50 moorings, 10 private boatsheds. Small concrete pad above high water mark, boats generally being launched from the beach.
- (ii) Water-ski lane adjoining boat launching area.
- (iii) Inadequate parking; cars and boat trailers create problems of congestion at boat launching area.
- (iv) Domain, not signposted and little used.
- (v) Approximately 80 holiday homes concentrated in three areas: the southern headland, between the beach and the State Highway, and in the valley. A small number of permanent homes are interspersed in these communities.

Score = 8, Rank = Moderate

F Access Constraints

- (i) Distance from Christchurch: 82 km.
Akaroa: 2 km.
- (ii) Beach approach road State Highway 75 then via 250 m of sealed road direct to beach; average width 5 m.

Score = 0, Rank = Low

G Environmental Criteria(a) Environmental Advantages

- (i) The beach is sheltered from the prevailing summer north east winds. The bay also affords some protection from southerly conditions making it an ideal area for boat moorings.
- (ii) The beach is very safe, sloping gently and having no surf.
- (iii) The rough wave cut platform of the southern headland provides some interest for walks at low tide.

Score = 4, Rank = Low

(b) Environmental Disadvantages

- (i) The beach has very low swimming appeal, the water being muddy, especially at the beach at the head of the bay. The water near the boat launching area is clearer but is still not very attractive for swimming. There is no surf.
- (ii) There is no sand exposed above high water, the area above the high water mark at the beach at the head of the bay being covered by a thick mat of weed. The beach near the boat launching area is pebbles. On the beach at the head of the bay there is approximately 80 m of firm grey sand/mud exposed at mid-tide which would have some appeal for children's play. Below this point the sand/mud becomes soft and at low tide the area takes on the appearance of a large expanse of mudflats.
- (iii) Because of the muddy nature of the beach and the stones of the rest of the shoreline, Takamatua has only limited sunbathing appeal.
- (iv) The small stream entering the head of the bay is brackish, its banks are overgrown with weeds and it holds little attraction for children's play or picnicking.
- (v) The large quantity of weed on the beach at the head of the bay has a strong, unpleasant smell which tends to pervade the area.

Score = 5, Rank = Moderate

H Special Features

A large number of water birds use this area as their feeding grounds.

I Ability to Absorb Holiday Homes

There is already a relatively large holiday home community in this bay and some degree of infilling could be readily absorbed. However, extension of the holiday homes out over the whole of the southern headland should be avoided. The homes on the headland are very obtrusive but their impact would be greatly reduced with sympathetic planting around them. Because of its openness no development should take place on the northern headland. The homes behind the beach are not overly visible from the State Highway so that the impression of a private beach is not imparted. Similarly the homes in the valley are not visible from the State Highway and further careful development could take place around the existing community. The beach resource, while not of a very high quality, is sufficient to support a larger based population and in addition there is good access to the better beaches of the outer bays.

Zoning provision has been made in the Akaroa County District Scheme for residential development in this bay.

2 SUMMARY

The appeal of this bay lies principally in boating, the bay providing sheltered moorings and having a wharf and launching area. Some problems occur with congestion in this area because of the narrow road and limited parking and turning spaces. The road to the boat launching area also

serves the homes on the headland so that this access must be kept free from parked cars and trailers. Conflicts occur in the water ski lane since this area is also a slightly more attractive swimming area than the beach at the head of the bay. There is little to attract the casual day tripper, there being only limited swimming appeal and picnicking facilities. However, the existing and potential holiday home development would suggest that this bay be developed more for based, rather than casual, recreationists.

3 CONCLUSIONS

Because of its limited attraction for day visitors, the potential of this bay lies in based recreation. To this end:

- (i) Limited, well contained holiday home development to complement the existing homes could be permitted. Some encouragement should also be given for the provision of amenity planting to soften the visual impact of the existing homes, especially on the southern headland.
- (ii) Use of the domain could be encouraged if it were signposted and kept mown. There could also be a need for toilet facilities.
- (iii) The boat launching facilities could be upgraded if the problem of parking and trailers can be overcome.

4 PROBLEMS AND LIMITATIONS

- (i) Congestion and inconsiderate parking blocking the road in the vicinity of the boat launching area.
- (ii) Mudflats at low tide.

ARMSTRONG POINT (SUNNY POINT)

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality of State Highway from Hilltop and around the harbour. The walk also provides good views across the harbour.

Rank = High

- (b) Visual quality of the beach area Good visual quality results from the large scale enclosure, views across the harbour, the golden sand beach and the gully and small bush area in the hinterland.

There are detractors from this quality in the form of houses and erosion at Takamatua, the holiday home on the beach front and heavy deposits of kelp and litter on the beach above high water.

Score = 27, Rank = Moderate

B Beach Use Area

- (a) Existing 1,500 m².
- (b) Ownership Partially within "Queens Chain".
- (c) Potential An additional 2,000 m² in three separate areas away from the beach. Privately owned.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 40 | 15 | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 6,000 m ² | 40 | 0.7 persons/100 m ² | 15 | 0.3 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, fishing from boats and shore, water skiing, rock scrambling.

Score = 8, Rank = Moderate

- (b) Potential In addition, walking.

Score = 9, Rank = High

E Facility Provision

- (i) No facilities for recreation.
- (ii) Adequate beach use area for existing level of use, good potential.
- (iii) Good potential for parking away from the beach.
- (iv) One holiday home overlooking beach and beach use area.

Score = 2, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 81 km.
Akaroa: 4 km.
- (ii) Beach approach road State Highway 75 to Robinsons Bay.
- (iii) Final beach access by foot via 600 m of private farm track, permission required.

Score = 2, Rank = Low

G Environmental Criteria(a) Environmental Advantages

- (i) The main beach is partially sheltered from the prevailing summer north-easterly wind but is exposed to the southerly and sou'wester.
- (ii) The beach is safe, being gently sloping and experiencing only a gentle tidal movement.
- (iii) The water at the main beach has moderate swimming appeal having good colour and being generally clear.
- (iv) Although only a limited amount of sand is exposed at high tide on the main beach there is approximately 15 m of attractive brown/gold sand exposed at mid tide which has good appeal for sunbathing and children's play.
- (v) The rough wave cut platform on the north western headland holds some attraction for walks around the point, the rocks being of varied brown colourings and having a number of small rock pools which add interest.
- (vi) There are a number of smaller, stony beaches distributed around the point which add interest for walks around the shoreline and present alternative swimming areas.

Score = 6, Rank = Moderate

(b) Environmental Disadvantages

- (i) There is only a limited area of dry sand exposed on the main beach at high tide, the rest of the exposed area being composed of small stones which are strewn with a high quantity of kelp and seaweed so that there is little appeal for sunbathing or picnicking on the beach at high tide.
- (ii) The north western portion of the main beach loses the sun in the late afternoon.
- (iii) The holiday home in the beach use area tends to dominate it and intrude upon its use.

Score = 4, Rank = Moderate

H Special Features

The wide sandy beach at mid to low tide. Good sandy beaches are rare in the Akaroa Harbour.

I Ability to Absorb Holiday Homes

Although the point provides a large area for development it is also very open and lacking in vegetation so that holiday homes would be very obtrusive from the road above as well as from the Harbour. Armstrong Point offers a good opportunity for the development of a high quality recreation resource for day trippers so that holiday homes would be an inappropriate use which would tend to pre-empt the area.

2 SUMMARY

As one of the few good quality sand beaches in the Akaroa Harbour, Armstrong Point has high potential for recreational development. The low level of use at present is a reflection of the restricted access, most users coming to the beach by boat from Takamatua. There is good potential for the development of parking and picnicking areas away from, yet close to the beach. The Point itself offers good opportunities for family walks and picnicking. The potential of this area for recreation is very high and the resource should be protected so that it will be available for intensive use by day trippers, thus providing a good alternative destination to the already over-crowded beaches at Akaroa and Wainui.

3 CONCLUSIONS

In view of its relatively high quality in the context of the Harbour as a whole, Armstrong Point should be opened up for intensive use by day trippers both by car and boat. To this end:

- (i) Beach use areas should be established with restricted access for car parking and the development of small picnic areas. Because of the open nature of the potential beach use areas a limited programme of amenity planting will be needed to make picnic spots attractive.
- (ii) Holiday home development should not be permitted in any part of the Armstrong Point area and the existing holiday home should be removed because of its prominent siting in relation to the beach and beach use area.

The importance of Armstrong Point for recreation is such that the whole area should be the focus of a small scale recreation management plan.

Note: Akaroa County District Scheme protects the Point by Rural 3 zoning.

4 PROBLEMS AND LIMITATIONS

- (i) Because of the large area involved in any proposed development of this area acquisition of reserve areas could have a detrimental effect on existing farm management patterns.
- (ii) Lack of supervision to prevent problems of litter, fire and vandalism.

ROBINSONS BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality of State Highway from Hilltop and around harbour.

Rank = High

- (b) Visual quality of the beach area

- (i) Picnic area near State Highway 75: Small beach. Positive factors are the harbour views and enclosure, the shape of the water expanse and the beach hinterland patterns of vegetation and topography. Detracting from this quality are the holiday homes on the headlands, boatsheds and mudflats.

Score = 10, Rank = Low

- (ii) Western beach: Slightly higher score due to the quality of enclosure, the shape of the water expanse and the harbour views. Detractions arise from the boatsheds, homes and the unsightly piles of kelp, seaweed and litter above high-water.

Score = 18, Rank = Low

B Beach Use Area

- (a) Existing 600 m².
- (b) Ownership Public, highway picnic area.
- (c) Potential None adjoining beach areas.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 80 | 30 | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|-----------------------------|
| 3,000 m ² | 80 | 2.6 persons/100 m ² | 30 | 1 person/100 m ² |

Score = 1, Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating and sailing.

Score = 5, Rank = Moderate

- (b) Potential No additional activities.

Score = 5, Rank = Moderate

E Facility Provision

- (i) Boat launching facilities inadequate, boats being launched off the beach at high tide. Tendency for cars and trailers to get stuck at low tide. Other boating facilities include four private boatsheds, large jetty and moorings.
- (ii) Highway picnic area with two sets of tables and provision of litter bins. No beach use area behind the two beaches. No potential for expansion. Domain (7,841 m²) located about 1 km from the beaches.
- (iii) Approximately 20 holiday homes and some permanent homes concentrated principally on the north west headland.
- (iv) Parking is inadequate being principally at the roadside.

Score = 6, Rank = Moderate

F Access Constraints

- (i) Distance from Christchurch: 80 km.
Akaroa: 4 km.
- (ii) Beach approach road State Highway 75.
- (iii) Final access to main beach by foot via 100 m of steep narrow walking track and to the other beach on the north west headland via 300 m of steep, narrow track, difficult for children to negotiate.

Score = 1, Rank = Low

G Environmental Criteria(a) Environmental Advantages

- (i) The main beach is partially sheltered from the prevailing summer north easterly winds but it is exposed to the southerly and sou'west winds.
- (ii) The water is relatively clear, having typical harbour colouring (greenish) and no surf, giving only moderate swimming appeal.
- (iii) The beach is very safe, being gently sloping with minimal tidal movement.
- (iv) Rocks have minor attraction for children's play at mid to low tide.

Score = 4, Rank = Low

(b) Environmental Disadvantages

- (i) There is no sand exposed above high water at either of the two beaches on the north west headland nor at the small beach adjoining the picnic area on State Highway 75. Both the beaches on the headland have large quantities of kelp, seaweed and driftwood piled up above high water which tends to give a rather strong, unpleasant smell. Below high water the beaches are of coarse sand and small stones. The material on the main beach is red/brown while that on the other beach takes on a lighter colour due to the high proportion of shell fragments. The beach material below high water at the picnic area is composed of very coarse sand and shell fragments grading into mud 15 m below high water. None of the beaches hold any appeal for sunbathing and only limited attraction for children's play. The majority of the Robinsons Bay shoreline is mudflats at low tide with a green weed deposit covering large areas.
- (ii) The water at the picnic area beach is very muddy at mid to low tide with large quantities of fine weed floating near the beach. This weed tends to build up above the high water mark.

Score = 6, Rank = Moderate

H Special Features

Nil.

I Ability to Absorb Holiday Homes

There is a good area in the valley which would be screened from the State Highway and the water for holiday home development. Holiday homes at present are at the base of both headlands extending outwards. Although some infilling could occur on the northern headland without markedly disturbing the landscape such development should be prevented from completely covering the headland. No further development should be permitted on the southern headland because of its visual obtrusiveness. The beach resource is not attractive and has only limited potential to absorb greater use by a based population. However, access to other beach areas both in the harbour and the outer bays is good so that some additional holiday home development could be absorbed.

2 SUMMARY

Robinsons Bay does not present a very good potential for recreational use having limited swimming and sunbathing appeal. There is also a lack of suitable beach use areas to compensate for this low quality of the beaches for sunbathing and picnicking. Little boating occurs in the bay, boats mainly moving out to other bays in the harbour. The generally low landscape score for the bay as a whole means that there is little potential for the development of passive recreation. The small holiday home community could accommodate some limited growth in accord with the zoning provisions of the Akaroa County District Scheme. However, overall there is little to attract either casual or based recreationists to this bay.

3 CONCLUSIONS

Because of its limited potential little planned development need occur at Robinsons Bay. To this end:

- (i) The existing holiday home community can grow naturally in accord with the zoning provisions of the Akaroa County District Scheme.
- (ii) The existing low level of facility provision needs little in the way of upgrading unless the need for further boat launching facilities to augment those at Takamatua can be demonstrated.
- (iii) Provision of public access, by foot only, to the main beach on the north west headland should be considered.

4 PROBLEMS AND LIMITATIONS

- (i) The main problem for developing a boat launching area is finding a suitable location since the bay is predominantly mudflats at low tide. In addition, like Takamatua, access to such facilities as well as turning and parking areas will be difficult to create.

DUVAUCHELLE BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality of State Highway 75 from Hilltop and around harbour.

Rank = High

- (b) Visual quality of the beach area Assessed from the foreshore in front of the Domain. Positive factors are the harbour enclosure and its surrounding landscape, the form of the water expanse and the patterns of topography and vegetation of the hinterland. The beach does not contribute. Major detractors are caused by the pole line across the beach, the erosion on the headlands and the mudflats.

Score = 14, Rank = Low

B Beach Use Area

- (a) Existing Domain (2.1 ha) in the south east part of the bay and recreation area (1.4 ha) at the head of the bay. Neither is used extensively by day trippers, the domain being given over to camping during the holiday period.
- (b) Ownership Public.
- (c) Potential None adjoining beach or boat launching facilities. Some potential on Onawe Peninsula.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|------------------------------------|--|----------------------------|-----------------------------|
| Number Date and Time Weather | 100 Sun 16.1.77, 3.30 pm fine, hot | 40 | - |

- (b) Density The large beach use area provided by the domain and recreation ground, together with the large area of shoreline makes density difficult to assess. In addition, most of the users are involved in boating and do not place demands on the beach use area. Therefore, no density calculation has been made.

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats and shore, water skiing, rock scrambling, walking.

Score = 10, Rank = High

- (b) Potential No additional activities.

Score = 10, Rank = High

E Facility Provision

- (i) Boat launching ramp, requires that trailers be turned during launching which causes some problems. Other boating facilities include a jetty, moorings and private boatsheds.
- (ii) Water ski lane.
- (iii) Toilets in domain and recreation ground.
- (iv) Water for casual users available in domain and recreation ground.
- (v) Shop, service station, post office and hotel.
- (vi) Domain used for camping, approximately 20 sites, 16 of which have power points. Toilets, rudimentary kitchen facilities, shower block.
- (vii) 50 holiday homes, principally on eastern headland.
- (viii) Akaroa Golf Club; tennis and netball courts in domain.
- (ix) Parking is inadequate, especially for cars and boat trailers in the vicinity of the boat launching facilities which creates problems of congestion.

Score = 14, Rank = High

F Access Constraints

- (i) Distance from Christchurch: 74 km.
Akaroa: 10 km.
- (ii) Beach approach road State Highway 75 direct to the bay.

Score = 0, Rank = Low

G Environmental Criteria

(a) Environmental Advantages

- (i) The bay is partially sheltered from the prevailing north east winds but exposed to the southerly and sou'wester.
- (ii) The small beach areas are safe, being gently sloping and having no surf.

Score = 3, Rank = Low

(b) Environmental Disadvantages

- (i) The water has low swimming appeal being muddy with only slight tidal movement.
- (ii) There are no sand areas, the beaches being stony, grading into sand/mud.

- (iii) The head of the bay exhibits a wide expanse of mudflats at low tide.
- (iv) The low landscape quality makes the majority of the Duvauchelle shoreline unappealing for passive recreation. An exception to this is the Onawe Peninsula.

Score = 5, Rank = Moderate

H Special Features

Onawe Peninsula, interesting landscape feature with high recreation appeal for walking and picnicking. It also has historical interest, the North Island Ngai-toa tribe, led by Te Rauparaha overcoming the last resistance of the Akaroa Maoris of the Ngai-tahu tribe in 1832. This was the site of the last occupied Maori fortress on the Peninsula. The peninsula also has geological interest in that it is thought to be the centre of the Akaroa Volcano.

I Ability to Absorb Holiday Homes

There is already a large holiday (and permanent) home community in this bay, concentrated principally on the eastern headland, there being some potential for infilling provided by the residential zoning in the Akaroa County District Scheme. The houses on the headland tend to be obtrusive and further development should be contained so as not to dominate the skyline. There is also some potential for development in Pipers Valley in terms of diversity of topography and vegetation as well as being screened from the State Highway and the bay. The homes at the base of the Onawe Peninsula are obtrusive and no further development or redevelopment should be permitted in this area.

The potential of the beach resource at Duvauchelle is not high, except for boating. However, access to other beach areas both in the harbour and the outer bays is good so that additional based recreationists would not put an undue strain on the bays resources. The chief problem is caused in association with boating so that homes built any distance away would mean increased problems with parking congestion in the area of the boat launching facilities.

2 SUMMARY

The appeal of this bay lies principally in boating, the bay having a concrete boat launching ramp, jetty, moorings and boatsheds. Some problems occur with congestion in the boat launching area. Duvauchelle is well provided with a variety of facilities which service both day visitors and holiday and permanent residents. In general, the bay has little appeal for swimming or passive pursuits such as picnicking having a low landscape score and no beach areas of note. However, the Onawe Peninsula does have some potential in this respect. The existing holiday community could accommodate additional growth in accord with the zoning provisions of the Akaroa County District Scheme. Overall there is little to attract the casual visitor to the bay at present, its potential resting on holiday home development associated principally with boating.

3 CONCLUSIONS

Because of its limited attraction for day visitors the potential of the bay lies principally in based recreation. To this end:

- (i) Limited, well contained holiday home development in accordance with the District Scheme to complement the existing homes should be continued. Some encouragement should also be given to the provision of amenity planting to soften the visual impact of the existing homes, especially on the eastern headland.

However, because it is so well served with facilities, some extra attempts should be made to provide attractive settings for day trippers. To this end:

- (ii) The recreation ground could be opened up more for casual day users since it does provide a relatively attractive setting with mature trees and mown grass for picnicking.
- (iii) The proposed recreation reserve on the Onawe Peninsula in the Akaroa County District Scheme is supported. This area would make an ideal recreational attraction for picnicking, walking, children's play and a lookout.

4 PROBLEMS AND LIMITATIONS

- (i) Lack of parking near the boat launching facilities which severely restricts the ability of the bay to absorb greater numbers.
- (ii) Limited areas suitable for swimming.
- (iii) Mudflats at low tide.

BARRYS BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality of State Highway 75 from Hilltop and around harbour.

Rank = High

- (b) Visual quality of the beach area

- (i) At Onawe: Main contributions are made by good enclosure and skyline across the bay which has good patterns of topography and vegetation, the form of the water and the rock margins. Major detractors are the boatsheds and mudflats.

Score = 11, Rank = Low

- (ii) At the head of the bay: The main contribution comes from the patterns of topography and vegetation in views out across the bay, the unique form of the Onawe Peninsula, the form of the water and the sweep of the shoreline as well as the trees in the beach hinterland. However, the number and conspicuousness of the detractors negate these positive qualities. The principal detractors are the mudflats and pole line running parallel to the shore, the weeds and fill in the beach use area and the conspicuousness of the dairy factory.

Score = 3, Rank = Low

B Beach Use Area

- (a) Existing 6 m strip between the road and the sea wall at the head of the bay.
- (b) Ownership Public.
- (c) Potential Some potential on Onawe Peninsula.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 20 | 10 | - |

Note: No activities counts undertaken, figures are estimates by local residents.

(b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|--------------------|------|--------------------------------|---------|--------------------------------|
| 600 m ² | 20 | 3.3 persons/100 m ² | 10 | 1.6 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, water skiing, fishing from boats.

Score = 6, Rank = Moderate

- (b) Potential In addition, walking.

Score = 7, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation except 8 private boatsheds.
- (ii) Apart from the roadside there is no beach use area, the roadside providing little in the way of picnic spots being overgrown with weeds and having deposits of fill on parts of it.
- (iii) Four holiday homes.
- (iv) Parking at roadside, adequate for existing low levels of use.

Score = 4, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 73 km.
Akaroa: 11 km.
- (ii) Beach approach road State Highway 75 direct to beach.

Score = 0, Rank = Low

G Environmental Criteria(a) Environmental Advantages

- (i) The beaches are very safe being gently sloping and having no surf.

Score = 2, Rank = Low

(b) Environmental Disadvantages

- (i) The beach is affected by the prevailing summer north east winds and very exposed to the southerly and sou'wester.
- (ii) The water has low swimming appeal being muddy and having only slight tidal movement.

- (iii) There is no sand exposed above high water, the beaches being stony with sand/mud below high water grading into mud. At mid to low tide Barrys Bay forms a large mudflat area.
- (iv) The shoreline is predominantly stony and has no appeal for sun-bathing.
- (v) With a low landscape score this area has little potential for passive recreation.

Score = 7, Rank = High

H Special Features

Onawe Peninsula (see Duvauchelle Bay report).

I Ability to Absorb Holiday Homes

The valley provides an area where holiday homes would be screened from the bay and the State Highway. Diversity of topography and vegetation means that some development could be absorbed. However, the limited appeal of the bay would not make a holiday home in this bay very attractive. In addition, the adjoining bay, Duvauchelle, already has a large holiday home community with potential for absorbing additional development. The Akaroa County has zoned a small area in the valley for residential development.

2 SUMMARY

Barrys Bay has little potential for recreation there being only limited low quality beach areas with little or no appeal for swimming or sun-bathing. Although the bay has a moderate score for recreational activities these only occur on a limited scale. The only part of the bay with any recreational potential is the Onawe Peninsula which is discussed in the Duvauchelle report.

3 CONCLUSIONS

The limited recreational appeal of this bay suggests that no development need or should be permitted.

4 PROBLEMS AND LIMITATIONS

- (i) Mudflats at low tide.

FRENCH FARM BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Hilltop, drive around harbour has good cross harbour views.

Rank = High

- (b) Visual quality of the beach area Assessed at the picnic area. The excellent landscape quality of the valley is not matched by the beach and beach use area. Exotic and native trees, old homesteads and topographic patterns contribute to the high hinterland quality. The beach does not contribute visually and at low tide the mud and stones detract. Onawe is a special feature adding interest to the harbour enclosure and the shape of the water expanse.

Score = 20, Rank = Moderate

B Beach Use Area

- (a) Existing Two small widened areas of roadside verge totalling 2,000 m².
- (b) Ownership Public.
- (c) Potential None adjoining beach but potential in open paddocks across the road from the beach.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|-------------------------------------|--|----------------------------|-----------------------------|
| Numbers Date and Time Weather | 80 Sun 4.1.76, 3.30 pm fine, hot | 50 | - |

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|------------------------------|---------|--------------------------------|
| 2,000 m ² | 80 | 4 persons/100 m ² | 50 | 2.5 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats.

Score = 6, Rank = Moderate

- (b) Potential No additional activities.

Score = 6, Rank = Moderate

E Facility Provision

- (i) Toilets with tap for water for casual users.
- (ii) Boating facilities: jetty, 13 private boatsheds, 22 moorings and large boatslip, not suitable for use by small boats, French Farm Aquatic Club boatsheds and clubrooms.
- (iii) Approximately 20 holiday homes.
- (iv) Adequate roadside parking for existing use. "N.P." signs by boatsheds discourage problems of inconsiderate or dangerous parking.

Score = 7, Rank = Moderate

F Access Constraints

- (i) Distance from Christchurch: 74 km.
Akaroa: 16 km.
- (ii) Beach approach road Wainui Road direct to beach.

Score = 0, Rank = Low

G Environmental Criteria

(a) Environmental Advantages

- (i) The beaches are safe being in the main gently sloping with no surf. The swimming area around the boatsheds is steeper than the other areas but should not present any problems except at high tide.
- (ii) In general the beach areas are very clean having low levels of litter and debris.

Score = 3, Rank = Low

(b) Environmental Disadvantages

- (i) The bay is oriented to the north east and is therefore exposed to the prevailing summer winds. It is also exposed to the southerly and sou'wester.
- (ii) The water has low swimming appeal being muddy with only slight tidal movement.
- (iii) Sunbathing appeal is also low, the beaches in front of the picnic area being stones above high water grading into sand/mud but it

is not readily apparent from the road. Overall, the southern area of the beach has an unattractive appearance of mudflats at low tide. At the northern end by the boatsheds, the beach is entirely of small angular stones above the low water mark.

- (iv) The northern part of the beach loses the sun in the late afternoon.

Score = 5, Rank = Moderate

H Special Features

Nil.

I Ability to Absorb Holiday Homes

There is a good area of flat land behind the beach, extending into the hinterland. However, this is very open and holiday homes would be very obtrusive. Although there is good vegetation in the valley it is scattered and so provides little potential for screening holiday homes from the bay. The hinterland scores high on the visual assessment having a good rural character, interesting vegetation patterns, high quality skyline features as well as a number of good examples of traditional homestead architecture. Although there are a few holiday homes they are of a very small scale and are tucked unobtrusively into the valley. However, any additional modern holiday homes would destroy the high quality rural landscape of the bay. In addition, apart from boating, the beach resource provides little recreation potential.

2 SUMMARY

French Farm does not provide a very attractive environment for recreation, there being only limited beach areas of a low quality with little appeal for swimming and sunbathing. Its potential lies in boating, the French Farm Aquatic Club providing a nucleus for such development. The bay is relatively well provided with the basic facilities for day trippers with toilets and a small area for picnicking. Holiday homes would be an inappropriate use in the bay, which should be preserved for boating and as a place for short stops by casual day visitors travelling around the harbour.

3 CONCLUSIONS

In view of its limited recreation appeal little planned development need occur at French Farm. However, some minor improvements should be made for day trippers. To this end:

- (i) The parking and picnicking areas on the shoreline should be extended over time and planted to provide good picnic spots. Tree planting should also take place in the small picnic area designated in the Akaroa County District Scheme.
- (ii) No further holiday home development should be permitted.

4 PROBLEMS AND LIMITATIONS

- (i) Mudflats at low tide.

PETIT CARENAGE BAY AND BROUGHS BAY

These two beaches form one larger bay area known generally as Petit Carenage Bay.

1 DISCUSSION OF FACTOR SCORES

A Landscape Assessment

- (a) Scenic quality of the drive High quality from Hilltop, drive around harbour has good cross harbour views.

Rank = High

- (b) Visual quality of the beach area

- (i) Brouchs Bay: There is a good quality of enclosure locally and within the harbour. The bush covered northern headland contributes and there are excellent views across the harbour. The contribution made by the form of water is marred by the near mudflat at low tide. Gorse and erosion on the southern headland are detractors, as to a lesser degree are the gorse and thistles in the beach use area.

Score = 19, Rank = Low

- (ii) Petit Carenage: The beach has an inherently high visual quality deriving from the total harbour landscape with the Onawe Peninsula forming a special visual focus. Other principal contributions come from the enclosure of its hinterland and the form and quality of the sandy beach. There are a number of detracting factors, however, principally the very severe erosion and dead gorse in the hinterland.

Score = 25, Rank = Moderate

B Beach Use Area

- (a) Existing Brouchs Bay 6,000 m² and Petit Carenage 400 m².
 (b) Ownership 4 ha scenic reserve behind Petit Carenage beach.
 (c) Potential Limited near beaches.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 40 | 25 | - |

Note: No activities counts undertaken, figures are estimates by local residents.

(b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|-----------------------|------|--------------------------------|---------|--------------------------------|
| 18,000 m ² | 40 | 0.3 persons/100 m ² | 25 | 0.1 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, power boating, sailing, fishing from boats, water skiing, rock scrambling, walking.

Score = 8, Rank = Moderate

- (b) Potential No additional uses.

Score = 8, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation.
- (ii) One holiday home on reserve in Petit Carenage under notice from Department of Lands and Survey for removal.
- (iii) Adequate beach use area for existing and potential use.
- (iv) Adequate parking by roadside for existing use, good potential.

Score = 4, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 75 km.
Akaroa: 17 km.
- (ii) Beach approach road Wainui Road.
- (iii) Final beach access by foot by 600 m farm track to Broughs Bay (steep in places) and to Petit Carenage beach there is an additional 400 m with access to the beach being difficult. Permission required. It is possible to walk around the rocks between the beaches at mid to low tide.

Score = 3, Rank = Moderate

G Environmental Criteria(a) Environmental Advantages

- (i) Both beaches are very safe being gently sloping and having no surf. However, a line of fence posts on the Broughs Bay beach are submerged at high water which could be a hazard for swimmers.
- (ii) The Petit Carenage beach has 7 m of dry sand exposed above high water. The beach is clean and has moderate appeal for sunbathing and children's play.

- (iii) The rocks between the beaches are good for walking between the two at mid to low tide as well as having some rock pools which add interest. It is also possible to walk around the rocks to Tikao Bay at low tide.
- (iv) There are some trees along the stream course in the beach use area which provide some shade areas and picnic spots. The majority of the beach use area is open and exposed.

Score = 6, Rank = Moderate

(b) Environmental Disadvantages

- (i) The beaches are oriented to the north east and are therefore exposed to the prevailing summer winds. The sou'wester is funnelled down the bay.
- (ii) The water looks inviting at high tide but at other times it is muddy and there is some debris floating on the surface at Petit Carenage.
- (iii) There is no sand exposed above high water at Broughs Bay, the area being composed of rounded stones. At low tide the tidal extent and silty quality of the sand gives the impression of a large expanse of mudflat.
- (iv) The beach use areas are infested with thistle and gorse which would have to be cleared before they could be used intensively for picnicking.
- (v) The holiday home above the beach tends to intrude upon the beach use area.

Score = 6, Rank = Moderate

H Special Features

Nil.

I Ability to Absorb Holiday Homes

The hinterland of Broughs Bay is of too small a scale to absorb holiday homes while that of Petit Carenage is steep, which would make such development difficult. In addition, the area behind Petit Carenage is severely eroded. Holiday homes behind Broughs Bay would largely be obscured from the beach by topographic diversity but those behind Petit Carenage would be very exposed and obtrusive. Any development close to the beaches would overcrowd them and give the impression of private beaches.

2 SUMMARY

This bay presents a nice spot for picnicking with opportunities for swimming, sunbathing, rock scrambling, walking and boating activities. Because there is no well defined public access to the beach, use levels are low, the majority of users coming by boat from other points in the harbour. The beaches are not particularly attractive and there is only limited dry sand exposed at high water. However, there is a good grassed area surrounded on two sides by attractive bush areas behind

the Brouchs Bay beach which has potential for a very attractive picnic area. The headlands are bush covered which add to the visual attraction of the bay. A farm track passes along the northern headland out on to the point from which high quality panoramic views of the harbour can be obtained. This could also be developed as a lookout and picnic area. In sum, this bay provides for a good variety of recreational activities and has good potential for development for recreational use.

3 CONCLUSIONS

This bay has potential for family picnicking because of the safe beaches and many and varied opportunities for children's play. To this end:

- (i) Public access via the existing farm track should be provided, with a track down into Petit Carenage. There should be foot access only with parking up by the road to allow for the best utilisation of the limited land at the beach for picnicking.
- (ii) An area by the road, preferably near the track should be acquired for car parking.
- (iii) Acquisition of the beach use area behind Brouchs Bay should be considered along with the clearance of thistles and gorse as well as provision of some planting for shade and amenity purposes.
- (iv) The track out onto the northern headland should be made public and an area on the point be acquired for picnicking and a lookout from which to enjoy the good harbour views. The provision of a track through the bush on the southern headland which could provide an interesting walk into Tikao Bay should also be investigated.
- (v) Holiday home development should not occur.

4 PROBLEMS AND LIMITATIONS

- (i) Before this bay is opened up to any great extent the line of old fence posts extending below the high water mark should be removed as these could present hazards for swimmers.
- (ii) Although there is adequate flat land near the road for parking the winding nature of the Wainui Road presents problems because of the need to have good visibility at the entrance to the parking area.
- (iii) In creating walking tracks due regard must be had to protect private property and farm management.
- (iv) Because there is no farmstead overlooking the bay problems could arise with litter, fire and vandalism.

TIKAO BAY (including ex-defence area)

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Hilltop, drive around harbour has good views. Drive into Tikao Bay has increasing enclosure and anticipation as the beach is approached. Only a short featureless drive to the defence area.

Rank = High

(b) Visual quality of the beach area

- (i) Tikao Bay: Good quality with a strong sense of enclosure locally and within the harbour. The native vegetation adds intimacy while interest is enhanced by the water movement in the confined bay, the rock shoreline and moored boats.

Score = 26, Rank = Moderate

- (ii) Ex-defence area: There is less local enclosure than is typical for other harbour bays. There is a very good view across the harbour, of its indented shoreline and expanse of water. The contribution of the beaches depends on the tide, there being a limited expanse of golden sand and the stones having a pleasant overall texture. The hinterland makes a moderate contribution to visual quality in terms of its vegetation and enclosure.

The huge grey shed dominates the area which along with other ex-defence buildings detract from the quality of the beach use area. Erosion of the causeway, steel and concrete debris and dumped rip rap also detract.

Score = 19, Rank = Low

B Beach Use Area

- (a) Existing 450 m² at Tikao Bay itself, 1,250 m² at defence area, totalling 1,700 m².
- (b) Ownership Public, predominantly within "Queen's Chain".
- (c) Potential Limited near beach at Tikao Bay, good potential in ex-defence area if some of the buildings are removed.

C Level of Use (excluding ex-defence area)(a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------------|------------------------|----------------------------|-----------------------------|
| Numbers | 200 | 140 | - |
| Date and Time | Sun 29.12.74, 12.15 pm | | |
| Weather | fine, hot | | |

(b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 3,000 m ² | 200 | 6.6 persons/100 m ² | 140 | 4.7 persons/100 m ² |

Rank = Moderate

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats, water skiing.

Score = 7, Rank = Moderate

- (b) Potential No additional activities.

Score = 7, Rank = Moderate

E Facility Provision

- (i) Toilets, tap in toilets for water for casual users.
- (ii) Boating facilities: jetty, moorings, Tikao Bay Boat Club boatshed.
- (iii) Water ski lane.
- (iv) Swimming raft.
- (v) Thirty-four holiday homes. Ex-defence barracks used for holiday accommodation.
- (vi) Beach use area at Tikao Bay inadequate for existing level of use, however, there is adequate area for picnicking and parking at the ex-defence area.
- (vii) Very large shed (2,800 m² approx) at ex-defence area. Also grassed run down to wooden ramp suitable for launching small boats.

Score = 8, Rank = Moderate

F Access Constraints

- (i) Distance from Christchurch: 76 km.
Akaroa: 19 km.
- (ii) Beach approach road Wainui Road then by 700 m of sealed road direct to beach; average width 4.8 m; steepest grade 12°.
- (iii) Final beach access to ex-defence area via 500 m of unsealed vehicle track direct to beach use area. Access blocked by pad-locked gate at Tikao Bay.

Score = 3, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) The Tikao beach is sheltered from the prevailing summer north east winds and from the southerly swell which is advantageous for moorings. The sou'wester is funnelled down the valley.
- (ii) The water has good swimming appeal at high tide when it has good colour and clarity and a maximum tidal swell. However, at low tide the water is slightly muddy.
- (iii) The beaches are very safe being gently sloping and having no surf.
- (iv) The beaches are clean having only low levels of natural debris and litter.
- (v) The rough wave cut platform on the southern headland of the ex-defence area provides a good opportunity for rock scrambling. A number of rock pools also add interest.

Score = 6, Rank = Moderate

(b) Environmental Disadvantages

- (i) There is only a 4 m (approx) strip of dry sand exposed at high water at Tikao beach but with a tidal extent in excess of 30 m there is a good area of brown/grey sand for sunbathing and children's play at mid tide. However, the sunbathing appeal is detracted from by a large patch of stones in the middle of the beach and the stream trickling over them.

At the ex-defence area there is no sand exposed above high water and only near the causeway is there any sand exposed at mid tide. On the southern beach there are small angular stones above the sand and on the northern one larger, more rounded stones extending below the low water mark.

- (ii) Because of the steep hillside behind the Tikao beach it loses the sun in the late afternoon.
- (iii) From the Wainui Road the holiday homes clustered around the access road gives the impression of a private beach.

At the ex-defence area the large shed dominates the northern beach while the southern end of the bay is dominated by the barracks used as temporary holiday accommodation.

- (iv) The appeal of the southern beach at the ex-defence area is marred by a large number of rusting metal cases, concrete blocks, jetty piles and other 'junk' which is piled up at its upper edges.

Score = 5, Rank = Moderate

H Special Features

The large shed at the ex-defence area provides a potential asset for recreational use. It is still sound except that all the windows have been broken by vandals.

I Ability to Absorb Holiday Homes

Tikao Bay already has a relatively large holiday home community which because of the confined nature of the valley and lack of vegetation should be kept within its present boundaries. This would allow for only a minimum of infilling. In addition, too many holiday homes would place a strain on the limited beach resource to the exclusion of the casual day tripper.

There is only a limited area of flat land in the ex-defence area, the hinterland being generally steep. Vegetation would provide limited screening from the beach, but development on a large scale would be obtrusive and tend to over-crowd the beach. The potential of this part of the bay lies in boating and some short stay accommodation associated with this use would be more acceptable than a large number of holiday homes.

2 SUMMARY

The Tikao Bay is only a relatively small one which is already experiencing a moderate to high level of use. At high water with peak use levels the main bay would in fact be seriously overcrowded, there being only a limited sand area above high water and the beach use area being used principally for parking. The beach use area itself is bare earth and has little, if any, attraction for picnicking. Some very limited grassed areas are available near the boatsheds. The bay has the necessary basic facilities for day trippers and boaties (except a boat launching ramp), but the size of the main bay and the limitations this imposes do not justify the development of any further facilities, including additional holiday homes in this part of the bay.

The ex-defence part of Tikao Bay experiences only a low level of use because of the restrictions on entry imposed by the land owners. Visitors would come primarily by sea from the main part of Tikao Bay. Because this part of the bay was developed as a naval establishment during the war, it has potential for development as a boating area. There is adequate land for parking, and boat storage near the water as well as the already existing building which could be readily converted for boat storage and associated facility provision.

Tikao Bay could be developed as a whole with holiday homes in the main bay along with day trippers for picnicking and swimming as at present, while the ex-defence area be reserved for boating. In this way the limited distribution of the beach resources of Tikao Bay can best be allocated among user groups.

3 CONCLUSIONS

This bay can be developed as two parts, the main beach to cater for day trippers and holiday makers for beach oriented activities and the ex-defence area catering for primarily boating activities.

Because of the limited area, the existing moderate use levels and the existing holiday home community at the main beach, the status quo should remain. To this end:

- (i) Only limited, infilling or replacement of holiday homes should occur within the zoning provisions of the Akaroa County District Scheme.

- (ii) The provision of additional parking areas may be desirable.

The environmental character of the ex-defence area lends itself to the development of a boating centre on a moderate scale utilising and upgrading the existing facilities as well as developing new ones. To this end:

- (iii) Investigations could be made into the development of a boating centre to include moorings, covered storage, club facilities and amenities, as well as limited holiday accommodation.

4 PROBLEMS AND LIMITATIONS

- (i) Lack of suitable area for extension of beach use area for parking and picnicking at main beach.
- (ii) The existing access to Tikao Bay is steep and not considered suitable for boat trailers which would necessitate the provision of alternative access if the ex-defence area is to be developed as a boating centre.

WAINUI

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive High quality from Hilltop, drive around harbour has good cross harbour views.

Rank = High

- (b) Visual quality of the beach area Assessed at the sandy beach. Contributing factors to the excellent quality being the large scale enclosure and view of the heads, the shape of the beach, its sand colour and texture, surf and the quality of the hinterland landscape.

There is some detracting from buildings, particularly the toilets and holiday homes immediately behind the beach.

Score = 34, Rank = High

B Beach Use Area

- (a) Existing 1,385 m² immediately adjoining the beach; an average of 7 m of grass verge extending along shoreline to the stream; domain (7,821 m²) on valley road.
- (b) Ownership Public.
- (c) Potential None near beach, some potential in valley.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|-------------------------------------|---|----------------------------|-----------------------------|
| Numbers Date and Time Weather | 649 Sun 5.1.75, 3.00 pm fine, hot | 310 | 150 |

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|---------------------------------|---------|---------------------------------|
| 2,885 m ² | 649 | 20.4 persons/100 m ² | 310 | 10.8 persons/100 m ² |

Rank = High

The total beach area used in this calculation is confined to the sandy beach at the north end of the bay and its surrounding beach use area. This is the main use area and the area where the activities counts were taken. If the entire shoreline area, which is not really suited to beach based recreation, were taken then the density calculation would be correspondingly reduced.

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, sailing, fishing from boats and shore, water skiing, rock scrambling, walking.

Score = 10, Rank = High

- (b) Potential No additional activities.

Score = 10, Rank = High

E Facility Provision

- (i) Toilets and changing sheds combined.
- (ii) Boating facilities: jetty, moorings, concrete boat ramp, two private boatsheds.
- (iii) Water ski lane.
- (iv) Litter bins.
- (v) Tap for water in toilet, tap outside appears to be inoperative.
- (vi) Parking by the roadside and in the beach use area is inadequate on peak days near the beach, cars being parked along valley roads for some distance. The school grounds are opened up during holiday period for parking cars with boat trailers, there being inadequate room at the boat launching area.
- (vii) The small grassed beach use areas are inadequate for picnicking at peak times. In addition, this area is also used for car parking. The domain with tennis courts is approximately 800 m from the beach.
- (viii) The YMCA maintains a children's camp in the valley which can accommodate 112 children as well as adult staff. These children use the beach for a number of activities but on most occasions they use it in small groups. However, on very hot days they all use it together. This situation is exacerbated on Sundays which are visitors' days when the families also use the beach.
- (ix) Approximately 95 holiday homes at present.

Score = 11, Rank = High

F Access Constraints

- (i) Distance from Christchurch: 78 km.
Akaroa: 21 km.
- (ii) Beach approach road Wainui Road from State Highway 75 direct to beach; sealed; average width 5.1 km; steepest 5° 30'.

Score = 0, Rank = Low

G Environmental Criteria

(a) Environmental Advantages

- (i) Although most of the bay is exposed to the north east, the sandy beach is sheltered from the prevailing summer wind by the northern headland.
- (ii) The water has the highest swimming appeal in the harbour having a good colour and clarity at high tide with moderate surf. At low tide the sand tends to get stirred up and the water becomes discoloured.
- (iii) The beach is very safe being gently sloping with average surf conditions less than 1 m.
- (iv) The beach is generally clean although at the time of inspection southerly storms had cast a considerable amount of kelp and seaweed up on to it. Litter levels are low.
- (v) The wave cut platform of the northern headland has good appeal for rock walking at mid to low tide with good rock pools which add interest.
- (vi) There is a fresh water stream in the middle of the bay, its mouth holding some attraction for children's play. There is also some potential for short walks and picnic spots in the valley.
- (vii) The high landscape score means that Wainui offers a high quality environment for passive as well as active recreation.

Score = 9, Rank = High

(b) Environmental Disadvantages

- (i) The bay is very exposed to the south and southerly wind changes can be very sudden and create problems for boaties in the bay, especially those in small pleasure craft.
- (ii) The main constraint of this bay for recreation is its limited extent of dry sand exposed at high water. Southerly storms scour the sand leaving the beach composed virtually entirely of boulders, but the sand is redeposited during the spring and presents an attractive sandy extent of some 25 m at low tide during the summer. The remainder of the shoreline is composed of boulders which are not suitable for swimming from or sunbathing.
- (iii) To some extent the holiday homes overlooking the beach tend to intrude upon it.

Score = 4, Rank = Moderate

H Special Features

Cape Three Points provides an interesting landscape feature as well as a suitable area for children's play and exploration. This area is designated as "proposed recreation" in the Akaroa County District Scheme.

I Ability to Absorb Holiday Homes

The high landscape quality of Wainui is enhanced by its generally rural character. However, a recent Appeal Board decision has allowed for the staged development of subdivision and holiday home building over an area that is within the visual field of the beach. Amenity planting to reduce their impact is a condition of approval. Since the beach is already experiencing high levels of use to which this development will add, the beach resource should not be asked to absorb any additional holiday home development.

2 SUMMARY

Wainui provides the best sandy beach and swimming resource in the harbour. However, it is too small to adequately cope with the pressures of day and holiday use that it is at present experiencing because of the unique attraction and ease of access within the harbour context. Although well provided with basic recreational facilities, additional picnicking areas are needed to accommodate day trippers since the existing beach area is too small in relation to the demands placed upon it. Additional toilet and changing facilities will also be needed as numbers of beach users increase. As well as swimming and picnicking Wainui also has an active boating community which centres its activities on the boat launching and mooring areas at the south end of the bay, leaving the northern end for swimmers. A water ski lane has been located between the two and thus there is a good separation of various user groups. The other main user group is the YMCA children's camp which takes both holiday groups under the auspices of the YMCA as well as organised parties from schools and church groups, outside the normal holiday period. With accommodation for 112 children, this places a further strain on the beach when the camp is full. At present a balance has been struck between the small holiday home community and day trippers, the former tending to use the beach in early morning and late afternoon, leaving the area free for day trippers for the rest of the day. As the number of holiday homes grows, increasing conflict may occur between them and day trippers, which makes the creation of an attractive picnic area of suitable size to draw some of the pressure away from the existing beach area an urgent need.

3 CONCLUSIONS

The bay and the recreation resources are of such a high quality that they should be developed with due consideration to day trippers as well as the holiday home owners. Thus:

- (i) Urgent priority needs to be given to the establishment of alternative picnic areas located away from the beach so as to reduce the congestion which already occurs in this area. Associated developments such as additional toilets should also be incorporated in such development.
- (ii) To avoid holiday home based use of the beach becoming dominant, holiday home development should be strictly confined to the existing zoned areas.
- (iii) Because this area is well used by family groups consideration needs to be given to traffic and pedestrian safety. Thus an overall traffic plan incorporating parking and pedestrian areas is needed to maximise safety and convenience for those using the beach and any additional picnicking facilities.

4 PROBLEMS AND LIMITATIONS

- (i) The major limitation on the development of Wainui for recreation is the limited area of sandy beach and adjacent beach use areas.
- (ii) Problems may occur from an increased holiday home population coming into conflict with day trippers whose numbers can also be expected to increase. Already crowded, Wainui could lose its attraction through over-development.
- (iii) Southerly wind changes funnelling up the harbour can cause problems for boaties, especially those in small craft, trying to return to Wainui.

10.6 SECTOR 6 - SOUTHERN BAYS

This sector is discussed at p. 53 of Volume I.
Individual beach analysis reports follow for:

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PERAKI BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive Very high. The road passes through a variety of native bush areas and has excellent views.

Rank = High

- (b) Visual quality of the beach area After the drive down, the beach is a visual anticlimax. It is almost featureless, as are the headlands. The excellent landscape of the valley is too remote to make much contribution. The sand beach and stream are redeeming features.

Score = 20, Rank = Moderate

B Beach Use Area

- (a) Existing Approximately 8,000 m².

- (b) Ownership Predominantly private.

- (c) Potential In excess of 6 ha.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 20 | 10 | - |

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|-----------------------|------|--------------------------------|---------|--------------------------------|
| 10,000 m ² | 20 | 0.2 persons/100 m ² | 10 | 0.1 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, power boating, fishing from boats, skin diving, water skiing, rock fossicking/scrambling, walking.

Score = 9, Rank = High

(b) Potential No additional activities.

Score = 9, Rank = High

E Facility Provision

- (i) No facilities for recreation (small private boatshed in beach use area).
- (ii) Adequate beach use area for present and potential level of use.
- (iii) Adequate parking for present level of use. Good potential.

Score = 2, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 80 km.
- (ii) Beach approach road 17 km from Little River to the Valley Road turnoff, 11 km of which are unsealed. From the Bossu Road the Valley Road extends a further 7 km to the farmstead; unsealed; average width 2.9 m; some steep grades (10° 30').
- (iii) Final beach access by 1.1 km of private farm vehicle track across an open paddock, not negotiable if wet; permission required; stock often in paddock.

Score = 5, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) Water moderately appealing for swimming having good colour and clarity with slight to moderate surf.
- (ii) Beach is very safe being gently sloping with average surf conditions less than 1 m.
- (iii) Rocks rather sparse but good access and some degree of interest for children created by numerous shells (mainly 'cats-eyes').
- (iv) Small freshwater stream, clear, running, local interest and also an attraction for children's play.
- (v) Beach hinterland very attractive with three areas of native bush reserve.

Score = 6, Rank = Moderate

(b) Environmental Disadvantages

- (i) Beach is oriented SSW and prevailing summer north east winds are funnelled down the valley as are the gusty nor'westers. Apart from a shelter belt of pines some 250 m from the beach there is no shelter in the beach use area.

- (ii) There is only 1 m of dry sand exposed above high water backed by a 10 m bank of boulders with a very high proportion of natural debris, principally driftwood, which severely restricts the area available for sunbathing on the beach. However, with a tidal extent of approximately 80 m there would be an additional area of dark red/brown sand exposed at mid-tide which would dry out to a degree during the summer. This beach area also provides good opportunity for children's play.

Score = 4, Rank = Moderate

H Special Features

Historic interest. Site of first shore whaling station on the Peninsula. Marked by memorial to Captain George Hempleman. Scenic reserves in hinterland.

I Ability to Absorb Holiday Homes

The valley has sufficient area and diversity of vegetation to successfully absorb holiday homes away from the beach area itself. However, the main potential of this bay lies in the natural beauty of the hinterland and if this is to be preserved then holiday home development in this area would be inappropriate.

2 SUMMARY

Present low levels of use of this bay are largely due to poor access, being unsealed, winding, steep and partially through private property, which tends to deter the average family motorist. The beach itself is not attractive for sunbathing being mainly boulders above high water and covered in large quantities of driftwood and natural debris. This is compensated for by a large grassed beach use area immediately behind the beach. However, there are no trees for shade and shelter, which reduces its potential for picnicking unless a programme of planting is carried out. The high quality scenery of the beach hinterland is the main feature of this bay, the beach and beach use area being rather bare and exposed. In this respect the potential of Peraki lies as much in land based (eg, driving for pleasure, walking, tramping and pony trekking) as in water based recreation.

3 CONCLUSIONS

The bay has potential both in its beach area and in its hinterland for increased recreational use. It is therefore considered that:

- (i) Due to the environmental advantages of the beach an area of land should be acquired for a beach use area. This would need to be planted with suitable vegetation to provide some degree of shade and shelter.
- (ii) The high quality of the beach hinterland should be preserved for such activities as driving for pleasure, walking, tramping and pony trekking. To this end holiday home development should not be permitted in the valley but pony trekking and short stay accommodation similar to Otanerito Station could be encouraged.
- (iii) Formed access should be provided to the beach use area.

4 PROBLEMS AND LIMITATIONS

- (i) The principal limitation on the development of this bay is the nature of the access which at present tends to maintain a low use level. However, the recreational potential of this beach in the context of the Peninsula as a whole is such that only a low priority needs be put on road improvements. For the immediate future a small scale beach use area and legal public access to it would be adequate.
- (ii) Protection to private property and farm management would need special consideration.

TE OKA BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive The road up the Te Oka Saddle affords excellent views of Little River, Lake Forsyth and Lake Ellesmere. However, from the Te Oka turnoff, there is a long drive through a featureless landscape, not remarkable except for some distant views of the bays.

Rank = Moderate

- (b) Visual quality of the beach area Not remarkable, although having good enclosure. The beach is stony except at low tide. Erosion scars on the east headland. The beach use area, the stream and the valley have little to contribute.

The landscape has a definite character derived from its lack of features, but this probably appeals to only a minority of visitors.

Score = 16, Rank = Low

B Beach Use Area

- (a) Existing Approximately 1,500 m².
- (b) Ownership Private, but permission not required.
- (c) Potential Good, large area of flat grazing adjoining existing beach use area, in excess of 2 ha.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|-------------------------------------|---|----------------------------|-----------------------------|
| Numbers Date and Time Weather | 112 Sun 29.12.74, 1.30 pm fine, hot | 56 | - |

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 4,000 m ² | 112 | 2.8 persons/100 m ² | 56 | 1.4 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Sitting in cars, picnicking, swimming, fishing from shore and boats, skin diving, surfing, rock fossicking/scrambling.

Score = 8, Rank = Moderate

- (b) Potential In addition, power boating, walking.

Score = 10, Rank = High

E Facility Provision

- (i) No facilities for recreation except a litter bin and a stile giving access to beach use area.
- (ii) Adequate beach use area for present use. Good potential.
- (iii) Adequate parking off the road for present level of use. Good potential.
- (iv) The farmer on whose land the beach use area is sited takes a keen, protective interest in the beach, policing it for litter, vandalism, fire and shellfishing regulation infringements.

Score = 3, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 70 km.
- (ii) Beach approach road 18 km from Little River, 12 km of which are unsealed; average width of metal 3.2 km; some steep grades (9°).
- (iii) Beach access by foot for 50 m across a stile to the beach use area. Some difficulty is experienced in getting to the beach because of the stagnant stream and pond. Private land, although permission is not required.

Score = 2, Rank = Low

G Environmental Criteria

(a) Environmental Advantages

- (i) The beach is generally sheltered from the easterly wind although the north easterly is deflected into and funnelled down the valley.
- (ii) High degree of swimming appeal, the water being generally of good colour and clarity. However, after southerly storms the bay tends to silt up with deposits carried from the mouth of the Rakaia River.
- (iii) The beach is generally safe, being gently sloping and with average surf conditions less than 1.5 m. However, southerly storms can create offshore holes.

Score = 5, Rank = Moderate

(b) Environmental Disadvantages

- (i) The beach is oriented SSW so that the prevailing summer nor'east winds are deflected into and funnelled down the valley. In addition, apart from a belt of battered macrocarpas some 150 m from the beach there is no other shelter. The prevailing winter southerlies are very strong, which accounts for the lack of vegetation and barrenness of the area.
- (ii) Southerly storms during the winter scour the sand leaving only a boulder beach. However, by January there is normally a reasonable area of sand at mid tide for sunbathing and children's play. The restricted area of sand above high water and the boulder bank strewn with natural debris, mainly driftwood and kelp, reduces the sunbathing appeal of this beach. However, the adjoining grassed area compensates for this.
- (iii) Between the beach and the beach use area is a near stagnant pond which becomes full of debris thrown up during storms. As well as forming a visual detraction it also impedes access to the beach, necessitating a scramble over an ill-defined, narrow track at the base of the western headland. The alternative is a walk upstream to where it narrows and where boulders can be used as stepping stones.
- (iv) The boulder bank and stream make it difficult for small boats to be carried down to the sea. Some small boats can be launched from the eastern edge of the beach with the cooperation of the farmer.

Score = 5, Rank = Moderate

H Special Features

The coastal area is a wild life sanctuary, there being gulls, spotted shags, white flippered penguins, yellow eyed penguins, finches and other bird species in the area.

I Ability to Absorb Holiday Homes

There is good potential for holiday homes in the valley since they would not be seen from the beach nor would they be obtrusive from the beach approach road. There is good diversity of vegetation and topography to screen such development. The beach resource is such that it could support a moderate number of 'based' recreationists. If any of the beaches in this sector were to be opened up for holiday homes this would be the most suitable, although there is no known 'need' for such development at this time.

2 SUMMARY

This beach is only attractive for sunbathing and swimming during mid-summer when there is a maximum amount of sand. However, there is adequate beach use area to compensate for the lack of available sunbathing and picnicking areas on the beach. The beach use area is bare and rather barren looking, especially when the grass dries out. The low landscape score indicates that this beach is not of value for purely passive recreation. The beach does, however, provide good opportunities for a variety of water-based recreation, including more specialised pursuits such as skin diving, surfing and shell fishing.

The low levels of use experienced at present arise principally from the poor access, being unsealed, narrow in places, winding and steep, which tends to deter the average family motorist. If use of the beach is to be developed the road will need to be upgraded.

3 CONCLUSIONS

This beach has potential for a greater level of use than it at present experiences. Although not the best beach in this sector, in terms of scenic quality and swimming and sunbathing appeal, it is the one which has the least constraints for recreation development. However such development is not considered necessary in the short term. To this end:

- (i) The present beach use area is adequate and its use by the public needs protection either by acquisition or private arrangement. It contributes little to farm management. A larger area of land would be available for future expansion. Access from the beach use area to the beach could be improved.
- (ii) Holiday home development could be permitted at some future date in a compact community tucked away in the valley utilising the natural topographical and vegetation diversity to screen it from the beach and the road.
- (iii) The present condition of the road ensures that day visitors are kept at a 'manageable' level. If holiday homes are developed and the beach use area expanded then road improvements will be necessary.

4 PROBLEMS AND LIMITATIONS

Due regard needs to be had for the wildlife refuge in developing this beach for recreation.

TUMBLEDOWN BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive The road up the Te Oka Saddle affords excellent views of Little River, Lake Forsyth and Lake Ellesmere. However, from the Te Oka turnoff there is a long drive through a featureless landscape, not remarkable except for some distant views of the bays.

Rank = Moderate

- (b) Visual quality of the beach area Good, with strong enclosure from the headlands, a sandy beach and a special character imparted by the high dunes and golden sand sedge. The headland rock pinnacle is a special landscape feature.

Score = 27, Rank = Moderate

B Beach Use area

- (a) Existing Up to approximately 5 ha, area between road and beach. However, approximately 1.2 ha of this consists of an already damaged dune system, subject to stock trampling as well as recreation traffic.
- (b) Ownership Private, but permission not required.
- (c) Potential No additional area.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 155 | 50 | - |

Note: Activities counts only undertaken for one survey period (1975-76) which are not sufficient. Figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|-----------------------|------|--------------------------------|---------|--------------------------------|
| 18,500 m ² | 155 | 0.9 persons/100 m ² | 50 | 0.3 persons/100 m ² |

Rank = Low

Note: Beach area taken as area of sand exposed at mid tide only because the beach use area is ill-defined.

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, fishing from boats, skin diving, surfing, rock scrambling/fossicking, walking.

Score = 7, Rank = Moderate

- (b) Potential No additional activities.

Score = 7, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation.
- (ii) Adequate beach use area for existing and potential levels of use.
- (iii) Adequate parking at roadside verge for existing use levels.
Good potential.

Score = 2, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 68 km.
- (ii) Beach approach road 16 km from Little River, 10 km of which are unsealed; average width 3.2 km; some steep grades (9°).
- (iii) Beach access is by foot 400 m across an unmarked, but reasonably well defined track through an open paddock, often with stock in. Walk is easy.

Score = 4, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) High degree of swimming appeal, water having good colour, generally clear and moderate surf.
- (ii) A very safe beach, gently sloping, average surf conditions less than 1 m.
- (iii) At least a 50 m strip of dry sand exposed at high water and with a tidal extent of approximately 150 m there is more than adequate sand for sunbathing, picnicking and children's play. Apart from high levels of natural debris at the high water mark the beach is generally clean and appealing for sunbathing.
- (iv) Although the north-easterly funnels down the valley, some shelter is afforded by the dunes. The beach is more sheltered from the easterly.
- (v) Rocks are accessible at mid to low tide, some pools and a variety of shells, good for rock fossicking and scrambling. Some pockets of litter stuffed in rock crevices detract.

- (vi) High quality coastal landscape with stack on eastern headland forming a strong visual focus and point of interest.

Score = 10, Rank = High

(b) Environmental Disadvantages

- (i) Beach is oriented to south-west so that the prevailing summer nor'east winds are funnelled down the valley. The dunes provide some shelter on the beach, but the beach use area is very exposed, there being no trees for shade or shelter.
- (ii) The stream meandering through the beach use area is quite small, but its steep banks could present a hazard for small children.

Score = 2, Rank = Low

H Special Features

- (i) The dune system, already showing signs of deterioration. Additional usage will damage the existing vegetation and adversely affect the existing delicate balance of the dune system.
- (ii) The dune area is a site of archaeological significance (rated 3 by the New Zealand Archaeological Society). This site is designated in the Wairewa County District Scheme as "a place of historical and scientific interest and natural beauty". Increased indiscriminate traversing of the dunes could threaten the value of this site for archaeological investigation.
- (iii) Striking stack formation on eastern headland forms a visual focus.

I Ability to Absorb Holiday Homes

The only area of suitable land for holiday homes is that area between the road and the beach which should be preserved for public use and access. Holiday homes would be very obtrusive from the road, although screened from the beach by the dunes. In addition, they would tend to close in the beach giving the impression of a private beach.

2 SUMMARY

Although this bay scores high on environmental advantages, especially those associated with both swimming and sunbathing, the dunes form a major constraint on development. If the beach is to be developed to the point suggested by its environmental features then suitable protection of the dune system must be afforded by the provision of a well defined, bounded track to the beach.

In terms of development Tumbledown Bay should be left as far as possible in its natural state by confining parking to the area adjoining the road and providing foot access only through the beach use area. As one means of helping to protect the environment of Tumbledown Bay little else in the way of facility provision or improvements should be made. Instead Te Oka Bay, although not as attractive, should receive priority.

3 CONCLUSIONS

The high recreational potential of this beach is offset by the constraints of a delicate dune system and their archaeological significance. Development, though warranted by environmental advantages should, therefore, be restricted.

- (i) Only foot access should be provided to the beach, via a well defined track, fenced to protect the dunes.
- (ii) The area between the road and the beach should be acquired for a beach use area and planted so as to provide an attractive environment for picnicking as an alternative to finding sheltered spots in the dunes.
- (iii) There should be no holiday home development.
- (iv) Protection of the dunes from use by recreationists and trampling by stock needs to be afforded. In addition, planting of marram grass and golden sedge would assist dune stabilisation and preserve this landscape feature.

4 PROBLEMS AND LIMITATIONS

- (i) The need to protect the dune system and archaeological sites.
- (ii) Because there is no farmstead overlooking the bay, problems could arise with litter, fire and vandalism.

MAGNET BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive The road up the Te Oka Saddle affords excellent views of Little River, Lake Forsyth and Lake Ellesmere. Similar excellent views are obtained from the Birdlings Flat Road. However, the drive into the bay itself is unremarkable, with only glimpses of the shore being gained.

Rank = Moderate

- (b) Visual quality of the beach area Although rated low, the area does have a strong rugged character contributed to by the huge boulders on the beach, the surf and the rock cliffs.

Score = 11, Rank = Low

B Beach Use Area

- (a) Existing Approximately 1,500 m².
 (b) Ownership Predominantly private.
 (c) Potential In excess of 1.5 ha.

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 75 | 10 | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|----------------------|------|--------------------------------|---------|--------------------------------|
| 1,500 m ² | 75 | 5.0 persons/100 m ² | 10 | 0.7 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, skin diving, surfing, rock scrambling/fossicking, walking.

Score = 5, Rank = Moderate

- (b) Potential In addition, sitting in cars, power boating.

Score = 7, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation.
- (ii) Adequate beach use area for existing level of use. Good potential.
- (iii) Parking is at present a problem during peak times, caused by inconsiderate parking blocking access to the beach and to the farmstead. Good potential.

Score = 1, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 70 km (via Little River).
57 km (via Birdlings Flat).
- (ii) Beach approach road 16.5 km from Little River, 10.5 km of which are unsealed; average width of road into bay 3.1 km; steepest grade 7°. Road from Birdlings Flat is unsealed, access to Bossu Road depends on whether Lake Forsyth outlet is open or closed; average width 3.1 km; steepest grade 6°.
- (iii) Final beach access is by 200 m of foot track across an open paddock. Vehicular access is prevented by the stream over which there is an old bridge which is unsafe for vehicles.

Score = 3, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) The water colour and clarity is good, although there is some kelp floating near the beach.
- (ii) Although there are no rips or other hazards for swimming caution is needed because the beach drops away steeply below low water, the surf is usually in excess of 1 m. One of the main attractions of this beach is that conditions are often very suitable for surfing.

Score = 3, Rank = Low

(b) Environmental Disadvantages

- (i) The beach is oriented to the south-west and the prevailing summer north-east winds are funnelled down the valley. In addition there are no trees for shelter in the beach use area.
- (ii) This is a boulder beach, there being no sand at all exposed at low water. Boulders probably extend some distance beyond low water as well. There is a large quantity of natural debris, principally kelp, strewn over the beach. There is no appeal for sunbathing, the beach being steep and uneven. However, the level, grassed area behind is adequate for picnicking and sunbathing.

- (iii) The beach use area is bordered on the seaward side by a small muddy lagoon, overgrown with weeds, which is a detraction for passive recreation.
- (iv) The landscape scores low and the rather barren and exposed setting has little to offer the passive recreationist.

Score = 6, Rank = Moderate

H Special Features

Suitable for surfing, although conditions are often only suitable for experts.

I Ability to Absorb Holiday Homes

The lower valley area is too small and open, especially near the beach, to accommodate holiday homes. In addition the beach offers relatively few good opportunities for recreation.

2 SUMMARY

Because of the nature of the beach it is little used by day trippers for swimming or picnicking. However, it is very popular for surfing since there are few good surfing beaches on the peninsula. This use would be fostered by not upgrading access or facilities which would encourage other day trippers.

3 CONCLUSIONS

Although the beach holds little attraction for day trippers it is a popular surfing beach and to this end public access would be desirable. It is therefore considered that:

- (i) Subject to suitable parking arrangements, public foot access to the beach should be provided. Parking should be adequate to cater for those leaving their cars to walk to Tokoroa and Hikuraki Bays.
- (ii) A limited area of land adjoining the beach should be acquired as a beach use area for picnicking and sunbathing, but that no other facilities be developed.
- (iii) There should be no holiday home development.

4 PROBLEMS AND LIMITATIONS

- (i) The nature of the beach and the sea together with the access constraints should serve to keep the number of casual day trippers at the beach down so that major conflicts between surf-board riders and swimmers should not become a problem.
- (ii) Surf conditions can be dangerous for all but the expert surfer.
- (iii) In providing access due regard needs to be taken to protect private property and farm management. At the present time parking is a problem with indiscriminate parking blocking farm access.

HIKURAKI BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive The road up the Te Oka Saddle affords excellent views of Little River, Lake Ellesmere and Lake Forsyth. Similar excellent views are obtained from the Birdlings Flat Road. However, the drive into Magnet Bay is unremarkable, with only glimpses of the shore being gained. The walk from Magnet Bay provides excellent views of the rugged coastline.

Drive rank = Moderate, Walk rank = High

- (b) Visual quality of the beach area Good. The expansive sandy beach, surf and the headlands with cliffs and rocky margins all contribute to the visual quality.

Score = 25, Rank = Moderate

B Beach Use Area

- (a) Existing Approximately 800 m².
 (b) Ownership Private.
 (c) Potential Additional 2.5 ha (approximately).

C Level of Use

- (a) Visitor numbers

| | Peak | Holiday Weekend Average | Holiday Week Day Average |
|---------|------|----------------------------|-----------------------------|
| Numbers | 30 | 12 | - |

Note: No activities counts undertaken, figures are estimates by local resident.

- (b) Density

| Total Beach Area | Peak | Peak Density | Average | Average Density |
|-----------------------|------|--------------------------------|---------|---------------------------------|
| 18,800 m ² | 30 | 0.1 persons/100 m ² | 12 | 0.06 persons/100 m ² |

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, fishing from boats and shore, skin diving, walking.

Score = 6, Rank = Moderate

- (b) Potential No additional activities.

Score = 6, Rank = Moderate

E Facility Provision

- (i) No facilities for recreation except a small private boatshed.
- (ii) Adequate beach use area for existing and potential use.

Score = 1, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 71 km (via Little River).
58 km (via Birdlings Flat).
- (ii) Beach approach road 16.5 km from Little River, 10.5 km of which are unsealed; average width of road into bay 3.1 km; steepest grade 7°. Road from Birdlings Flat is unsealed, access to Bossu Road depends on whether Lake Forsyth outlet is open or closed; average width 3.1 km; steepest grade 6°.
- (iii) Final beach access from Magnet Bay via 1 km of walking track through private property. Walk relatively easy.

Score = 3, Rank = Moderate

G Environmental Criteria(a) Environmental Advantages

- (i) Water has good swimming appeal, the water colour and clarity being good with moderate surf (average less than 1 m).
- (ii) A generally safe beach except that it does drop away relatively steeply approximately 15 m below high water.
- (iii) Good extent of dry sand exposed above high water, approximately 50 m for entire length of beach. Sunbathing appeal reduced by dark colour of sand and presence of a high proportion of shell fragments. Otherwise the beach is very clean, there being only low levels of natural debris and litter.

Score = 6, Rank = Moderate

(b) Environmental Disadvantages

- (i) Beach oriented to the south-west and the prevailing summer north-east winds are funnelled down the valley. In addition, there are no trees for shelter in the beach use area. However, the potential beach use area is bounded by a belt of macrocarpa trees some 250 m from the beach which provide a degree of shelter.

Score = 1, Rank = Low

H Special Features

Nil.

I Ability to Absorb Holiday Homes

The valley area is too small and open, especially near the beach, to accommodate holiday homes. There is a lack of vegetation in the valley to successfully screen them from the beach and walking track. There are no residential buildings in the valley and holiday homes would detract from the natural setting.

2 SUMMARY

Although this beach is suitable for swimming and sunbathing the beach use area with its lack of trees does not provide a very attractive setting. Low use levels resulting from the nature of the access should be maintained by retaining pedestrian access only. In this way the natural character of the bay can be preserved for those seeking a quiet out-of-the-way spot for swimming and picnicking.

3 CONCLUSIONS

This bay has a good landscape quality and a moderate score for environmental advantages. It therefore provides an opportunity to preserve an accessible bay in this sector with some recreational potential for those who enjoy 'exploring' and who prefer a quiet, natural setting. To this end this bay should not be opened up beyond the provision of formal access via a walking track. There is potential to extend this track to Tokoroa Bay to make a very attractive walk.

4 PROBLEMS AND LIMITATIONS

- (i) In providing legal access due regard needs to be given to the protection of private property and farm management. It will also be necessary to develop a small parking area at the beginning of the track at Magnet Bay to prevent problems arising from inconsiderate parking.
- (ii) Because there is no homestead in the bay problems could arise with litter, fire and vandalism.

TOKOROA BAY

1 DISCUSSION OF FACTOR SCORESA Landscape Assessment

- (a) Scenic quality of the drive The road up the Te Oka Saddle affords excellent views of Little River, Lake Forsyth and Lake Ellesmere. Similar excellent views are obtained from the Birdlings Flat Road. However, the drive into Magnet Bay is unremarkable, with only glimpses of the shore being gained. The walk from Magnet Bay provides excellent views of the rugged coastline.

Drive rank = Moderate, Walk rank = High

- (b) Visual quality of the beach area A small scale, well enclosed beach with interesting rock forms and headland cliffs, but with a complete lack of vegetation. Overall, the bay has a rather desolate character.

Score = 25, Rank = Moderate

B Beach Use Area

- (a) Existing Limited, relatively steep hillside immediately behind beach.
- (b) Ownership Private.
- (c) Potential Nil.

C Level of Use

- (a) Visitor numbers
- (b) Density

No figures collected, use levels assumed to be low because of the nature of the access and the beach resource.

Rank = Low

D Range of Recreational Activities

- (a) Existing Picnicking, swimming, skin diving, walking.

Score = 4, Rank = Low

- (b) Potential No additional activities.

Score = 4, Rank = Low

E Facility Provision

- (i) No facilities for recreation.

Score = 0, Rank = Low

F Access Constraints

- (i) Distance from Christchurch: 72 km (via Little River).
59 km (via Birdlings Flat).
- (ii) Beach approach road 16.5 km from Little River, 10.5 km of which are unsealed; average width of road into bay 3.1 km; steepest grade 7°. Road from Birdlings Flat is unsealed, access to Bossu Road depends on whether Lake Forsyth outlet is open or closed; average width 3.1 km; steepest grade 6°.
- (iii) Final beach access from Magnet Bay is by 2.2 km of walking track across private land. Walk relatively easy to Hikuraki Bay, but some degree of difficulty is encountered walking into Tokoroa Bay itself.

Score = 4, Rank = Moderate

G Environmental Criteria

(a) Environmental Advantages

- (i) Water quality is generally good, although there tends to be some discolouration of the water near the beach.
- (ii) 10 m of grey/gold sand exposed at mid tide suitable for sun-bathing and children's play.
- (iii) The beach slopes relatively gently and is assumed to be safe. There is only a slight surf, average less than 0.3 m.

Score = 5, Rank = Moderate

(b) Environmental Disadvantages

- (i) Beach oriented to south-west and prevailing summer north-east winds are deflected down the valley. In addition there are no trees behind the beach for shelter.
- (ii) There is no sand exposed at high water, although the boulders give way to sand approximately 4 m below high water.
- (iii) The beach itself is composed of boulders with large quantities of natural debris (kelp and driftwood) and seaborne litter (such as plastic containers and timber). With only a limited beach use area this beach holds little attraction for picnicking and sun-bathing.
- (iv) The rock margins are principally shelf-like outcrops at the base of the headlands, with difficult access, even at low tide, and holding little attraction for rock scrambling and fossicking.

Score = 4, Rank = Moderate

H Special Features

Nil.

I Ability to Absorb Holiday Homes

The hinterland is too steep and exposed to accommodate any holiday home development. In addition, the beach resource is not sufficient to support a based holiday population.

2 SUMMARY

The beach and beach use area hold little attraction for recreation both being rather bleak and barren. The boulder beach and lack of grassed beach use area means that there is little potential for picnicking and associated activities. The main feature of the bay is the high quality coastal walk from Magnet Bay.

3 CONCLUSIONS

Because this beach provides little attraction for day trippers the bay should not be opened up beyond the provision of a walking track from Magnet Bay via Hikuraki Bay.

4 PROBLEMS AND LIMITATIONS

- (i) In providing access due regard needs to be given to the protection of private property and farm management.
- (ii) Because there is no homestead in the bay problems could arise with litter, fire and vandalism.

10.7 SECTOR 7 - LAKE FORSYTH VALLEY

This sector is discussed at p. 56 of Volume I.
No individual beach analysis report has been
prepared for the one beach in this sector:

Poranui

10.8 SUMMARY

Table 1 brings all the individual beach factor scores together for easy reference.

The final column of this table presents an overall ranking of the beaches in terms of a combination of the landscape factor score, and the environmental advantages and disadvantages factor scores. This overall score was awarded as the sum of the landscape score and the environmental advantages score, minus the environmental disadvantages score. From the resulting score the beaches have been ranked from the highest score of 52 for Le Bons Bay (ranking 1) to 3 for Big Bay (ranking 52). This overall score only provides a coarse ordering of beaches which should be seen as a framework within which to make relative evaluations of recreation resource quality.

The three factors from which the overall score was constructed were chosen for the ranking because of their dominant influence on both the suitability and the attractiveness of a beach for recreation. However, these factors only identify the quality of the beach resource and other factors and information were taken into account in drawing up guidelines for the future development of beaches. These guidelines are summarised by the functional classification discussed in Chapter 6 of Volume I. The identification of a range of beach resource qualities has meant that in arriving at guidelines for future development due regard can be made to ensuring that in line with national policy a wide variety of recreation opportunities and environments are preserved.

Thus the data contained in the individual beach analysis reports has been reduced to a numerical score so that individual beaches can be compared in terms of individual factors and also in terms of overall quality and suitability for recreational use. From this basis a best use schema was devised which is contained in the guidelines presented in the conclusions of the individual beach analysis reports and the functional classification which appears in the sector summary tables in section 6.4 of Volume I.

TABLE 1 : SUMMARY OF FACTOR SCORES

on following pages 198 and 199

KEY

Factor score rankings:

H - High

M - Moderate

L - Low

For ranking of factor scores see Appendix I.

TABLE 1
FACTOR SUMMARY

| | Scenic Quality of Drive | Landscape Assessment | Peak Use | Average Use | Density | Range of Activities | Facility Provision | Access Constraints | Environ-mental Advantages | Environ-mental Disadvantages | Swimming Appeal | Sunbathing Appeal | Overall Rank |
|----------------------|-------------------------|----------------------|----------|-------------|---------|---------------------|--------------------|--------------------|---------------------------|------------------------------|-----------------|-------------------|--------------|
| LYTTELTON HARBOUR | | | | | | | | | | | | | |
| Corsair Bay | H | 28 M | 696 | 550 | H | 6 M | 12 H | 0 L | 6 M | 1 L | M | M | 18 |
| Cass Bay | H | 17 L | 90 | 50 | L | 7 M | 10 M | 0 L | 5 M | 4 M | L | L | 41 |
| Rapaki Bay | H | 20 M | 200 | 50 | L | 6 M | 5 L | 2 L | 7 M | 2 L | M | M | 30 |
| Governors Bay | H | 19 L | 100 | 60 | M | 7 M | 7 M | 1 L | 3 L | 6 M | L | L | 42 |
| Charteris Bay | H | 27 M | 450 | 300 | H | 9 H | 8 M | 0 L | 8 M | 4 M | M | M | 20 |
| Hays Bay | H | 33 H | 60 | 20 | L | 6 M | 3 L | 2 L | 7 M | 1 L | M | L | 12 |
| Church Bay | H | 32 H | 40 | 20 | L | 6 M | 4 L | 3 M | 8 M | 3 L | L | L | 13 |
| Diamond Harbour | H | 26 M | 700 | 300 | M | 7 M | 14 H | 0 L | 6 M | 2 L | M | L | 21 |
| Purau Bay | H | 24 M | 322 | 185 | L | 7 M | 10 M | 0 L | 3 L | 5 M | L | L | 31 |
| Wreck Bay | H | 23 M | 50 | 30 | L | 5 M | 1 L | 2 L | 3 L | 4 M | L | M | 32 |
| Shelly Bay | H | 24 M | 90 | 40 | L | 8 M | 4 L | 3 M | 6 M | 1 L | M | H | 25 |
| Camp Bay | H | 37 H | 350 | 100 | M | 9 H | 3 L | 2 L | 6 M | 3 L | M | M | 7 |
| Little Port Cooper | H | 33 H | 50 | 20 | L | 8 M | 1 L | 5 M | 5 M | 4 M | M | L | 16 |
| PORT LEVY/PIGEON BAY | | | | | | | | | | | | | |
| Port Levy | L | 27 M | 200 | 100 | L | 11 H | 6 M | 2 L | 6 M | 5 M | M | L | 26 |
| Blind Bay | M | 20 M | - | - | L | 6 M | 0 L | 6 H | 5 M | 4 M | L | L | 36 |
| Big Bay | M | 9 L | - | - | L | 8 M | 2 L | 5 M | 2 L | 8 H | L | L | 52 |
| Little Pigeon Bay | M | 14 L | 40 | 4 | L | 8 M | 2 L | 3 M | 4 L | 8 H | L | L | 48 |
| Holmes Bay | M | 27 M | 60 | 10 | L | 10 H | 1 L | 4 M | 6 M | 4 M | M | L | 24 |
| Pigeon Bay | M | 23 M | 222 | 150 | M | 10 H | 13 H | 2 L | 4 L | 6 M | L | L | 34 |
| EASTERN BAYS | | | | | | | | | | | | | |
| Mackintosh Bay | H | 18 L | 30 | 10 | L | 7 M | 2 L | 3 M | 7 M | 4 M | M | L | 37 |
| Decanter Bay | H | 29 M | 20 | 3 | L | 8 M | 2 L | 3 M | 8 M | 4 M | H | L | 17 |
| Little Akaloa Bay | M | 22 M | 200 | 144 | M | 10 H | 12 H | 1 L | 5 M | 6 M | M | L | 35 |
| Raupo Bay | M | 37 H | 95 | 30 | L | 9 H | 1 L | 4 M | 9 H | 2 L | H | H | 4 |
| Okains Bay | M | 20 H | 414 | 200 | L | 10 H | 12 H | 1 L | 11 M | 2 L | L | H | 19 |

| | | | | | | | | | | | | | | | | | | | | |
|--------------------|---|----|---|--|-------|-----|---|----|---|----|---|---|---|----|---|---|---|---|---|----|
| Little Okains Bay | H | 40 | H | | 20 | 10 | L | 7 | M | 1 | L | 3 | M | 10 | H | 2 | L | H | M | 2 |
| Little Bay | H | 39 | H | | - | - | L | 7 | M | 1 | L | 4 | M | 10 | H | 1 | L | H | H | 3 |
| Lavericks Bay | M | 32 | H | | 80 | 20 | L | 11 | H | 2 | L | 5 | M | 9 | H | 2 | L | H | H | 8 |
| Le Bons Bay | H | 42 | H | | 229 | 180 | L | 10 | H | 8 | M | 2 | L | 11 | H | 1 | L | H | H | 1 |
| SOUTH-EASTERN BAYS | | | | | | | | | | | | | | | | | | | | |
| Hickory Bay | M | 33 | H | | 5 | - | L | 8 | M | 1 | L | 7 | H | 8 | M | 2 | L | H | M | 11 |
| Goughs Bay | M | 32 | H | | 5 | - | L | 9 | H | 1 | L | 6 | H | 7 | M | 4 | M | H | M | 14 |
| Otanerito Bay | M | 36 | H | | 48 | 35 | L | 10 | H | 5 | L | 4 | M | 10 | H | 2 | L | H | H | 5 |
| Stony Bay | H | 15 | L | | 12 | 5 | L | 6 | M | 2 | L | 6 | H | 3 | L | 7 | H | L | L | 47 |
| Flea Bay | H | 16 | L | | 20 | 5 | L | 8 | M | 2 | L | 5 | M | 6 | M | 7 | H | M | L | 45 |
| AKAROA HARBOUR | | | | | | | | | | | | | | | | | | | | |
| The Kaik | L | 30 | H | | 95 | 12 | L | 7 | M | 2 | L | 1 | L | 5 | M | 4 | M | M | L | 19 |
| Akaroa | H | 37 | H | | 1,183 | 700 | H | 9 | H | 16 | H | 0 | L | 8 | M | 2 | L | M | M | 6 |
| Childrens Bay | H | 10 | L | | 92 | 65 | L | 5 | M | 3 | L | 0 | L | 4 | L | 7 | H | L | L | 50 |
| Lushingtons Bay | H | 21 | M | | 30 | 10 | L | 10 | H | 1 | L | 3 | M | 5 | M | 6 | M | M | M | 38 |
| Takamatua Bay | H | 20 | M | | 90 | 66 | L | 10 | H | 8 | M | 0 | L | 4 | L | 5 | M | L | L | 39 |
| Armstrong Point | H | 27 | M | | 40 | 15 | L | 9 | H | 2 | L | 2 | L | 6 | M | 4 | M | M | L | 23 |
| Robinsons Bay | H | 18 | L | | 80 | 30 | L | 5 | M | 6 | M | 1 | L | 4 | L | 6 | M | M | L | 43 |
| Duvauchelle Bay | H | 14 | L | | 100 | 40 | L | 10 | H | 14 | H | 0 | L | 3 | L | 5 | M | L | L | 46 |
| Barrys Bay | H | 11 | L | | 20 | 10 | L | 7 | M | 4 | L | 0 | L | 2 | L | 7 | H | L | L | 51 |
| French Farm Bay | H | 20 | M | | 80 | 50 | L | 6 | M | 7 | M | 0 | L | 3 | L | 5 | M | L | L | 40 |
| Petit Carenage Bay | H | 25 | M | | 40 | 25 | L | 8 | M | 4 | L | 3 | M | 6 | M | 6 | M | M | M | 29 |
| Tikao Bay | H | 26 | M | | 200 | 140 | M | 7 | M | 8 | M | 3 | M | 6 | M | 5 | M | M | L | 27 |
| Wainui Bay | H | 34 | H | | 649 | 310 | H | 10 | H | 11 | H | 0 | L | 9 | H | 4 | M | H | L | 9 |
| SOUTHERN BAYS | | | | | | | | | | | | | | | | | | | | |
| Peraki Bay | H | 20 | M | | 20 | 10 | L | 9 | H | 2 | L | 5 | M | 6 | M | 4 | M | H | L | 33 |
| Te Oka Bay | M | 10 | L | | 112 | 56 | L | 10 | H | 3 | L | 2 | L | 5 | M | 5 | M | H | L | 44 |
| Tumbledown Bay | M | 27 | M | | 155 | 50 | L | 7 | M | 2 | L | 4 | M | 10 | H | 2 | L | H | H | 15 |
| Magnet Bay | M | 11 | L | | 75 | 10 | L | 7 | M | 1 | L | 3 | M | 3 | L | 6 | M | M | L | 49 |
| Hikuraki Bay | M | 25 | M | | 30 | 12 | L | 6 | M | 1 | L | 3 | M | 6 | M | 1 | L | M | M | 22 |
| Tokoroa Bay | M | 25 | M | | - | - | L | 4 | L | 0 | L | 4 | M | 5 | M | 4 | M | M | L | 28 |

CHAPTER 11

BEACH USERS SURVEY SUMMARY OF RESULTS

It should be noted that this survey was only a pilot one and the samples in it were not large enough, nor were enough beaches surveyed to make anything other than very broad generalisations about recreation on the peninsula.

11.1 OBJECTIVES

To obtain data on beach users to complement information collected about the actual use of various beaches obtained from the recreational activities survey (see Appendix III in Volume I). The survey aimed to establish the popularity of the beaches, who uses them and for what purposes, what people like about them and what people would like to see developed at them.

11.2 METHOD

Questionnaires were administered to a random sample of beach users on various days throughout December 1975 and January 1976, both within and outside the normal Christmas holiday period. In the main, only people sitting on the beach were approached, these being the easiest to interview and also the most likely to respond, since the interviewer would not have been taking their attention from some other activity such as fishing or boating.

Information was obtained from the following beaches:

| | |
|-----------------|-------------------------|
| Okains Bay | 21 completed interviews |
| Corsair Bay | 33 completed interviews |
| Diamond Harbour | 33 completed interviews |
| Akaroa | 50 completed interviews |
| Le Bons Bay | 12 completed interviews |

Akaroa formed a special case because it has more attractions than just swimming and other beach oriented activities. Here interviews were conducted on the water-front at the beach, the wharf, which includes the small reserve adjoining it, and the water-front under the trees.

A sample questionnaire is included in Appendix II.

11.3 RESULTS

(a) Who uses the beaches on the peninsula?

Visiting the beach on Banks Peninsula is essentially a family affair. Children under 14 made up the majority of surveyed groups on the beaches, with young adults (ie, their parents) the next most prominent category. Diamond Harbour had the highest percentage (13.8%) of respondents in the over 45 category, while Akaroa was next (10.4%). Both Diamond Harbour and Akaroa are popular

destinations for pleasure driving and would therefore tend to have more attraction for the older age group who seek more passive recreation. Okains, Le Bons and Corsair Bays are primarily swimming beaches and are therefore of more attraction for family groups with young children.

The survey did show that relatively few young people in their teens were attracted to the peninsula beaches. One explanation for this could be that except for Okains and Le Bons Bays, the beaches surveyed had no surf and would therefore be less attractive to this more adventurous age group. These bays, which are about 1½ hours' drive from Christchurch, could not compete with the much closer beaches at Waimairi and Taylor's Mistake for this group of users.

In the main, beach users were in groups of one or more families, there being relatively few couples or groups without children interviewed, especially at Corsair, Okains and Le Bons Bays.

Because of their proximity to Christchurch and their safe nature Diamond Harbour and Corsair Bay each provide a convenient afternoon's outing for mothers with children during the week when husbands are working, whereas Akaroa and Okains Bay, which require more travel and involve more demanding driving, are used mainly as the destination of full-scale family outings during the holidays and weekends. Le Bons Bay, because of its greater distance from Christchurch, tends to be used predominantly by family groups holidaying in the area.

(b) Where do beach users come from?

The majority of beach users come from Christchurch, generally as day trippers. These include predominantly Christchurch residents, but also some people from other parts of New Zealand (and overseas) holidaying there. However, it was found that some people were not averse to travelling 50 miles or so to the beach, as evidenced by respondents from Ashburton, Rakaia and Burnham. Akaroa was the exception, the majority of respondents there were holiday makers either staying at Akaroa (42%) or from other parts of New Zealand staying in Christchurch and surrounding districts. Once again the harbour setting and the unique, historical character of Akaroa broadens the range of people who visit it. There is also a large amount of holiday accommodation in Akaroa (motor camp, hotels, motels and holiday homes).

Holiday makers and permanent residents at the beach areas would be less likely to use the beach during peak times and were thus under-represented in the surveys. However the majority of the respondents surveyed at Le Bons Bay were holidaying there while the remainder were holiday makers from the Akaroa Harbour area.

(c) What attracts people to the peninsula beaches?

Reasons for visiting the beaches vary for each one, as set out below:

- (i) Corsair Bay - Sheltered, especially from northeast wind, ideal for children because parents can supervise their children from the picnic area above the beach. It was also described as a nice beach, safe for swimming and close to Christchurch.
- (ii) Diamond Harbour - the main attraction is the many opportunities provided for various recreational activities. It was also considered to be a nice beach with a quiet, uncrowded atmosphere because of the separation of the beach from the relatively large recreation reserve. Since Diamond Harbour is virtually at the end of the drive around Lyttelton Harbour, the drive in itself was a principal attraction.
- (iii) Okains Bay - Because there are few large, sandy, surf beaches on the peninsula, the beach itself was the main attraction, being described by respondents as clean, sandy and safe. It is also quiet and relatively uncrowded.
- (iv) Le Bons Bay - Most respondents gave as their main reason for being on the beach the fact that they owned a holiday home in the bay. Generally though the attractions of the bay were the same as those given for Okains Bay - that the beach is sandy, clean and safe for children as well as being quiet and uncrowded. One respondent summed up its attraction by referring to the "good social atmosphere and community spirit" of the holiday home community.
- (v) Akaroa again provides a wide range of attractions which vary for holiday makers and day trippers. For the former, proximity to Christchurch, especially with the cost of petrol, was a major attraction. Having a quiet, peaceful, relaxed atmosphere, it is considered a good place for children and this, together with its natural setting, makes it a nice place for a holiday. For day trippers, the scenic drive round the harbour and the scenery around Akaroa were the main attractions.

(d) How people would like to see the beaches developed

Most respondents offered some suggestions for improving the beaches and for providing additional facilities. Upgrading toilets, the provision of picnic facilities and barbeque areas and the more frequent cleaning of beach areas were fairly general requests at the four beaches.

Some respondents from Akaroa warned that over-development and over-commercialisation would spoil the unique character of the area and, consequently, felt that things should be left more or less as they are. Similarly, about half the respondents at Okains Bay felt that too much development and additional facilities would attract more people and so spoil the quiet, uncrowded atmosphere that attracted them there in the first place. Similar sentiments were expressed by the majority of respondents at Le Bons Bay. Other suggestions from Le Bons Bay respondents related to the improvement of services for the holiday community, one of the more prominent being traffic and pedestrian safety on the road paralleling the beach. Both

Corsair Bay and Diamond Harbour are relatively well developed and while some respondents felt that this was enough, the majority still expected that more and better facilities should be provided.

11.4 COMMENTS

Results for the four beaches have been analysed separately and the information gained from them, summarised in this chapter, is held on file (see Chapter 15). Limited staff resources and constraints of time and weather did not permit the extension of this survey beyond the pilot stage. Thus although only the broadest of generalisations have been made in this chapter, the information obtained from the surveys does add to the overall picture of recreation on the peninsula.

CHAPTER 12

HOLIDAY ACCOMMODATION SURVEY

Information was obtained from proprietors concerning the type of holiday accommodation available on the peninsula, its capacity and in some cases its occupancy levels during the 1975/76 Christmas holiday period.

12.1 ACCOMMODATION

Table 2 summarises the information collected concerning available accommodation and capacity.

TABLE 2

HOLIDAY ACCOMMODATION

| Accommodation | Number of Groups | Total Capacity |
|-----------------------------------|---------------------------|----------------|
| Godley House (Diamond Harbour) | 7 rooms and 1 family unit | 18 |
| Purau Motor Camp | 56 sites and 4 cabins | 260 |
| Okains Bay Domain | 40 sites | 172 |
| Duvauchelle Domain | 20 sites | 86 |
| Pigeon Bay Domain | 40 sites | 172 |
| <u>Akaroa</u> | | |
| Akaroa Motor Camp | 140 sites and 16 cabins | 680 |
| Akaroa Hotel | 9 rooms | 15 |
| Grand Hotel | 10 rooms | 17 |
| Akaroa Motels | 4 units | 24 |
| Brassels Motels | 3 units | 18 |
| Le Voyageur Motels | 8 units | 48 |
| La Riv Motels | 8 units | 32 |
| Akaroa Holiday Flats | 6 units | 36 |
| Wai-iti Motels | 6 units | 36 |

*Note: Total capacity of camping grounds is based on an estimate using the Automobile Association standard of 4.3 persons per camping group.

Other minor holiday accommodation of both a formal and informal nature is available on the peninsula. For example, there are 2 motel units at Takamatua and 8 camping sites at the Okuti Valley School.

12.2 OCCUPANCY LEVELS

Table 3 was compiled using occupancy data obtained from holiday accommodation proprietors.

TABLE 3

HOLIDAY ACCOMMODATION OCCUPANCY LEVEL

| Accommodation | Use Level - Christmas Holiday Period 75/76 | | |
|----------------------|--|------------------|--------------|
| | Survey Period | Number of Groups | Total Number |
| Godley House | 26.12.75-31.1.76 | | 23 |
| Purau Motor Camp | 21.12.75-31.1.76 | 160 | |
| Okains Bay Domain | 20.12.75-31.1.76 | 67 | |
| Duvauchelle Domain | 20.12.75-31.1.76 | 80 | |
| Pigeon Bay Domain | 25.12.75-31.1.76 | 62 | |
| Akaroa Motor Camp | 26.12.75-31.1.76 | 384 | |
| Akaroa Hotel | 20.12.75-31.1.76 | | 105 |
| Grand Hotel | 20.12.75-31.1.76 | | 119 |
| Akaroa Motels | 26.12.75-31.1.76 | | 112 |
| Brassels Motels | 25.12.75-31.1.76 | | 120 |
| Akaroa Holiday Flats | 26.12.75-31.1.76 | | 128 |

12.3 HOLIDAY HOMES

Holiday makers in holiday homes have not been surveyed. However, a detailed survey of dwellings, both permanent and holiday, was undertaken for the Akaroa County in 1976 using Valuation Department Land Use Data Listings supplemented by local knowledge provided by Valuation Department and county council staff. Table 4 summarises some of the results and more detailed information is available on file (see Chapter 15).

TABLE 4A

HOLIDAY HOMES

| | Number of Holiday Homes |
|--------------------|-------------------------|
| Akaroa County | |
| Eastern Bays | 103 |
| South-eastern Bays | 6 |
| Akaroa Harbour | 637 |
| Total | <u>746</u> |

Source: Valuation Department Land Use Data Listings

TABLE 4BHOLIDAY HOMES

| | Number of Holiday Homes |
|-------------------|----------------------------|
| Lyttelton Borough | 116 |
| Mt Herbert County | 271 |
| Wairewa County | 194 |

Source: New Zealand Census of Population and Dwellings, 1976.

CHAPTER 13

HOLIDAY ACCOMMODATION USERS SURVEY

SUMMARY OF RESULTS

It should be noted that this survey was only a pilot one and the samples were, in the main, too small to make anything other than very broad generalisations about holiday makers on the peninsula.

13.1 OBJECTIVES

To obtain data on holiday makers on the peninsula staying in camping grounds, motels and hotels, from which to assess the popularity of the peninsula as a place for holidaying.

13.2 METHOD

Proprietors of these facilities were asked to distribute the questionnaires to holiday makers as they checked in and collect them again when they checked out. As with any self-administered questionnaire, the response rate was low, although at the one location (Duvauchelle) there was an 80% return:

Questionnaires were distributed to the following places:

| | |
|--------------------------------|-----------------------------|
| Godley House (Diamond Harbour) | 12 questionnaires completed |
| Purau Motor Camp | 28 questionnaires completed |
| Pigeon Bay Domain | 7 questionnaires completed |
| Okains Bay Domain | 26 questionnaires completed |
| Duvauchelle Domain | 50 questionnaires completed |
| Akaroa Motor Camp | 33 questionnaires completed |
| Le Voyageur Motels (Akaroa) | 16 questionnaires completed |
| Brassells Motels (Akaroa) | 1 questionnaire completed |
| Akaroa Motels | 4 questionnaires completed |
| Akaroa Holiday Flats | 12 questionnaires completed |
| Grand Hotel (Akaroa) | 6 questionnaires completed |

A sample questionnaire is included in Appendix III.

13.3 RESULTS

Because of the small size of the sample at Godley House and the Pigeon Bay Domain, these results have not been analysed. Results from Akaroa were considered as a whole, although where applicable, distinctions were made between the motor camp and the motels and hotel.

(a) Who holidays on the peninsula?

Families form the major group of holiday makers on the peninsula. Children under 14 made up the majority of those surveyed, with young adults (ie, their parents) the next most prominent group. There were no groups of young people 15-24 included in the survey, although there was a small number of young couples without children.

There was also a small percentage of older couples, especially at Akaroa, where there is a wider variety of accommodation, being the only place surveyed where there were motels and hotels.

(b) Where do the holiday makers come from?

Most of the holiday makers on the peninsula came from Christchurch. Purau had the highest percentage of Christchurch residents, a reflection of its proximity to the city. The majority of holiday makers from outside Christchurch came from the Canterbury area, for example Ashburton, Springfield, Hawarden, Hororata and Timaru. A small number of respondents came from other parts of New Zealand, for example Dunedin, Blenheim, Nelson, Wellington, Palmerston North and Hamilton. These were mainly concentrated at Akaroa reflecting the wider range of activities and interests for which it caters, and the wider choice of accommodation offered by it.

(c) Where do people spend their holidays on the peninsula?

Since most respondents stayed at their particular accommodation for about a fortnight, it could be assumed that the majority of holiday makers on the peninsula spend their holiday at one place rather than touring around. Because the peninsula provides a diversity of landscape types and recreational opportunities in a reasonably compact area, most people would tend to stay in one place and make day trips to a number of places rather than go to the trouble of moving camp. The relative lack of casual holiday accommodation on the peninsula would also be a limiting factor.

At Duvauchelle and Akaroa, there were a large number of people staying there for the first time. Once again, the variety of things to do and accommodation available at Akaroa would tend to draw more tourists. Because of its proximity to Akaroa, Duvauchelle would have been the nearest substitute, since the motor camp at Akaroa was fully booked. Purau and Okains Bay on the other hand were occupied by campers who had been making regular use of these areas for a number of years. Both these places cater for more specialised interests - boating and fishing at the former and good swimming at the latter.

(d) What attracts people to holiday on the peninsula?

Proximity to Christchurch was one of the principal reasons given for holidaying on the peninsula. This would encompass a number of reasons such as lower costs for petrol, reduced travelling time and the fact that it is relatively easy to return home for a few days if the weather closes in. The peninsula was described by most respondents as being quiet, peaceful, relaxing and uncrowded, which is what most holiday makers seek. The third main reason was for specific recreational pursuits such as boating, fishing, swimming and walking, all of which are well catered for on the peninsula. Reasons for staying at the individual surveyed areas are set out below:

- (i) Okains Bay - As with the beach users survey, the nature of the beach itself was the main attraction, being described as a nice, clean, safe beach which is good for children. About

half the respondents gave as a reason the friendliness of other campers which would suggest that there are a number of regulars who stay at the camp each year (this was confirmed by domain board members).

- (ii) Duvauchelle - An additional attraction of Duvauchelle is that it is not too crowded with holiday makers and day trippers. The fact that it has a number of facilities such as shops, tennis courts, hotel and golf course also figured prominently in many respondents' choice of Duvauchelle as their holiday venue.
- (iii) Akaroa - The natural environment and the pleasant setting of the Akaroa Harbour was felt by about half the respondents to be a major factor in their choosing to holiday at Akaroa. The unique character and historic interest of the township is also a major attraction.
- (iv) Purau - About half the respondents listed the good facilities and management of the motor camp as a reason for choosing to holiday at Purau.

(e) How people would like to see the holiday area developed

Most respondents offered some suggestions for improving the beaches and surrounding areas, for example cleaning up the beaches, tree planting and greater provision of facilities such as toilets and changing sheds. In each case respondents felt that camping facilities should be improved, especially at Okains Bay and Duvauchelle where camping occurs in the domains which have only very basic facilities. A number of respondents from Purau, Duvauchelle and Akaroa felt that boat launching facilities could be improved and additional facilities provided.

13.4 COMMENTS

Results from the four areas have been analysed separately and the information gained from them, summarised in this chapter, is held on file (see Chapter 15). The small samples from most of the accommodation can be attributed to two factors. The principal problem was that in general, proprietors did not have the time to distribute the questionnaires and assist in their administration. The proprietors at Purau Motor Camp and the Duvauchelle Domain did attempt to remind people to complete the questionnaire and then collected them personally, the success of this process being evidenced by an 80% return from Duvauchelle. The second factor was that being a self-administered questionnaire the response rate could be expected to be low, particularly since respondents were holiday makers. Because of the effect of these two factors the survey can be considered to be merely a pilot one from which only the broadest generalisations have been made. However, as for the beach users survey, the information obtained does add to the overall picture of recreation on the peninsula.

CHAPTER 14

TRAFFIC COUNT DATA

Data was analysed from Ministry of Works and Development machine traffic counts taken at eight locations on major traffic routes to the peninsula during December and January 1974/75 and 1975/76. This has been presented in Map 3 of Volume I as generalised average daily traffic volumes for:

- (i) December weekday.
- (ii) Period of low level holiday activity.
- (iii) Period of high level holiday activity.

Supplementary data is contained in table 3 and detailed counts are available on file (see Chapter 15).

TABLE 3
BANKS PENINSULA TRAFFIC VOLUMES
DECEMBER-JANUARY 1974/75 AND 1975/76

| | Governors Bay Road Sign of the Kiwi | Teddington - Purau Road Teddington | Gebbies Pass Road Motukarara | State H'way 75 south of Halswell | State H'way 75 west of Hilltop | Summit Road east of Hilltop | State H'way 75 east of Barry's Bay | Wainui Rd Barry's Bay |
|--|--|--|------------------------------------|---|---|-----------------------------------|---|--------------------------|
| 1. Generalised Average Daily Traffic | | | | | | | | |
| December - weekday | 900 | 550 | 150 | 2500 | 600 | 100 | 600* | 150* |
| Period of low level holiday activity | 1200 | 1000 | 250 | 3000 | 1500 | 300 | 1200* | 400* |
| Period of high level holiday activity | 2000 | 2000* | 500* | 5000 | 3000 | 600 | 2250* | 800 |
| 2. Peak Days 1974/75 | | | | | | | | |
| Sunday 15 December | 2011 | 1324 | 447 | 4900 | 1545 | | | |
| Sunday 22 December | 1698 | 1272 | 322 | 3845 | 1645 | | | |
| Boxing Day | 1618 | 1545 | 485 | 5060 | 2725 | | | |
| Sunday 29 December | 1958 | 1965 | | 5190 | 3130 | | | |
| New Years Day | | | 561 | 5005 | 2885 | 567 | | 859 |
| Thursday 2 January | | | 487 | 5235 | 3075 | 645 | | 797 |
| Saturday 4 January | | | 374 | | 2085 | 430 | | 751 |
| Sunday 5 January | | | | | 2775 | 562 | | 692 |
| Sunday 12 January | | | | 4555 | 2570 | 456 | | 594 |

Source: Based on MWD machine traffic counts - 1974/75 (*1975/76)

CHAPTER 15

FILE MATERIAL AVAILABLE FOR INSPECTION

The following material is held by the District Commissioner of Works, P O Box 1479, Christchurch. Enquiries should be addressed to the District Planning Officer.

- (i) Factor score work sheets (see Volume I, Chapter 5).
- (ii) Beach description inventories, including sketch map and beach cross-section (for sample see Volume I, Appendix IV).
- (iii) Landscape assessment work sheets (for sample see Volume I, Appendix V).
- (iv) Local knowledge interview schedules (for sample see Volume I, Appendix VI).
- (v) Photographic record including panoramas of most beaches.
- (vi) Beach activity count records (for sample see Volume I, Appendix VII).
- (vii) Beach users pilot survey interview schedules and summaries (see Volume II, Chapter 11 and Appendix II).
- (viii) Holiday accommodation records (see Volume II, Chapter 12).
- (ix) Survey of dwellings in the Akaroa County (see Volume II, Chapter 12).
- (x) Accommodation users pilot survey questionnaires and summaries (see Volume II, Chapter 13 and Appendix III).
- (xi) Traffic count records (see Volume II, Chapter 14).

APPENDIX I

BEACH FACTOR CRITERIA AND SCORING

A set of nine factors was identified as being relevant to an appreciation of the attractiveness, use, facilities, access and opportunities at beaches around the peninsula, and criteria were established for measuring or evaluating each.

For most factors a numerical scoring system was evolved by which each beach was measured against a list of component criteria, the final numerical score for each factor representing the number of criteria assessed or identified at each beach.

A ranking system of high, moderate or low was adopted where scoring was not used and also for the simplified presentation of numerical scores.

The method is described below for each of the nine factors in the order used for the individual beach analysis reports of Volume II.

A LANDSCAPE

An attractive or interesting landscape has a bearing on the desirability of a beach or bay for passive and many active pursuits, except for those for where the pursuit itself is paramount. Even so, it may be an indicator of the sea or surf or climatic conditions and so still a factor that should be evaluated. In view of the importance placed on driving for pleasure and picnicking, it is reasonable to conclude that the landscape quality of both the drive to the beach, and at the beach itself, plays an important part in determining the use to which a beach is, or should be put.

This factor has therefore been dealt with in two parts:

- (a) Scenic quality of the drive into the bay, generally commencing at the point of departure from the main road.
- (b) Visual quality of the beach area, assessed from the places considered to be most used, generally the main beach area.

(a) Scenic Quality of the Drive into the Bay

This was given a ranking of high, moderate or low on the following basis:

- | | |
|--------------|---|
| H - High | :wide coastal views, high quality views of valley and bay, variety of good quality bush and vegetation, variety of topographic interest - skyline, rock outcrops, etc, good quality rural landscape. |
| M - Moderate | :views constrained to particular bay, good quality views of valley and bay, diversity of topography and vegetation, good quality rural landscape. |

L - Low :restricted views of bay,
little interest or variety in views.

(b) Visual Quality of the Beach Area

A numerical score was determined as described in Appendix III of Volume I for each beach and then ranked as follows:

H - High :score greater than 30
M - Moderate :score between 20 and 29
L - Low :score less than 20

A brief summary of the major landscape quality determinants at each beach, appears in the individual beach analysis reports in Volume II.

B BEACH USE AREA

This factor provides descriptive data only and has not been scored or ranked. The information has been presented under the following headings.

- (a) Existing Beach Use Area that area of land immediately adjoining the beach which is at present used by the visiting public.
- (b) Public Ownership includes reserves and domains, as well as land within the "Queen's Chain".*
- (c) Potential land adjoining the existing beach use area, which could be used to extend the area of public use.

C LEVEL OF USE OF BEACH USE AREA

Data collected from activities counts has been used to record the numbers of people using the beach and to calculate the density of use level of the beach:

(a) Numbers of People Using the Beach

This data has been presented in tabular form in the individual beach analysis reports in Volume II showing peak use, average holiday weekend use and average holiday week day use.

(b) Density

A ranking of high, moderate and low has been calculated using the peak number of visitors per 100 sq m of sand exposed at mid-tide plus beach use area used exclusively for picnicking. Where car parking occurs at the beach use area then half of that area is used in the calculation. For density ranking an optimum use level of 10 sq m/person was adopted. Accordingly, beaches were ranked on the following scale:

H - High :more than 10 persons per 100 sq m of beach area
M - Moderate :5-10 persons per 100 sq m of beach area
L - Low :less than 5 persons per 100 sq m of beach area

*The "Queen's Chain" is the road or reserve around most of the New Zealand coastline and alongside rivers and lakes.

D RANGE OF RECREATIONAL ACTIVITIES

Both a numerical score and ranking of high, moderate and low have been calculated for the range of activities at present engaged in and for potential activities. In both cases a standard list of 13 beach oriented recreational pursuits was used.

- 1 sitting in cars
- 2 picnicking (includes sunbathing and children's play)
- 3 swimming
- 4 power boating
- 5 sailing
- 6 fishing from boats
- 7 fishing from shore
- 8 skin diving
- 9 surfing
- 10 water-skiing
- 11 shell collecting/stone collecting
- 12 rock scrambling/fossicking
- 13 walking

In the individual beach analysis reports the relevant activities, both existing and potential are listed and also ranked on the following scale:

- | | |
|--------------|------------------|
| H - High | :9-13 activities |
| M - Moderate | :5-8 activities |
| L - Low | :0-4 activities |

E FACILITY PROVISION

Both a numerical score and a ranking of high, moderate and low have been calculated for the available facilities which contribute to recreational use. For the factor score the following list of criteria was adopted:

- 1 Predominantly sealed access direct to beach use area (ie, less than 1.5 km of unsealed access)
- 2 Adjacent flat land (beach use area) to support present level of use at the rate of 50 sq m/car (ie, picnicking group of 4 people)
- 3 Adequate parking for existing use (including roadway)
- 4 Public toilets
- 5 Changing sheds
- 6 Picnic tables and seats
- 7 Formed barbeque areas
- 8 Litter bins
- 9 Slipway or boat launching ramp available to the general public
- 10 Other boating facilities (eg, jetty, moorings, boatshed, organised boat club)
- 11 Marked water-ski lanes
- 12 Water for casual use (not necessarily potable)
- 13 Shop within 1.5 km of beach use area
- 14 Petrol available in beach hinterland
- 15 Organised camping facilities or holiday accommodation in beach hinterland
- 16 Holiday homes in beach hinterland
- 17 Additional recreational attractions (eg, museum, launch trips, pony treks, etc)
- 18 Land in public ownership other than "Queen's Chain"

For ranking, the total scoring range of 0-18 has been subdivided as follows:

| | |
|--------------|-------------------|
| H - High | :11-18 facilities |
| M - Moderate | :6-10 facilities |
| L - Low | :0-5 facilities |

In the individual beach analysis reports the relevant facilities have been listed in full and where applicable, some elaboration has been made.

F ACCESS CONSTRAINTS

Both a numerical score and ranking of high, moderate and low have been calculated for the presence of access constraints.

This factor has been dealt with in two parts, beach approach road and final access, and a composite score has been assigned to the factor.

(a) Beach Approach Road (from main road)

- 1 Greater than 90 km from Christchurch
- 2 Greater than 2 km of unsealed access to beach use area
- 3 Greater than 2 km of roadway less than 3 m wide
- 4 Some steep grades, 15% (1 in 6.5) or greater

(b) Final Beach Access (from formed public road to beach use area)

- 1 Final beach access through private property, permission required
- 2 Greater than 400 m of walking track to beach
- 3 Some difficulty encountered in access (eg, fences, rough surface, gates, unmarked track, etc)

For ranking, the total scoring range of 0-7 has been subdivided as follows:

| | |
|--------------|------|
| H - High | :6-7 |
| M - Moderate | :3-5 |
| L - Low | :0-2 |

G ENVIRONMENTAL CRITERIA

Because of positive and negative elements, environmental criteria were divided into:

- (a) environmental advantages which encourage or enhance recreational use,
- (b) environmental disadvantages which discourage or detract from recreational use,

and a numerical score was assigned to each.

For the summary tables a further category was added:

- (c) use appeal for swimming and sunbathing which incorporate both the positive and negative elements of (a) and (b).

(a) Environmental Advantages

- 1 Beach sheltered from prevailing summer north-east and east winds
- 2 Clear water, good colour
- 3 Gently sloping beach
- 4 Safe beach
- 5 Moderate to gentle surf - less than 1.5 m
- 6 Reasonable width of dry sand - greater than 6 m above high water
- 7 Good sand quality: colour - light (white/grey)
texture - fine/medium
purity - predominantly sand
- 8 Clean beach - less than 20% litter and natural debris
- 9 Good rocks for scrambling and fossicking:
 - accessible mid-tide
 - safe
 - presence of pools and marine life
- 10 Trees for shade and shelter in present or potential beach use area
- 11 Fresh water stream or pond:
 - clear, clean
 - good potential for recreation (eg, picnicking, children's play)
 - aesthetically appealing for passive recreation
- 12 Presence of unique or interesting landforms (eg, islands, cliffs, rock formations)
- 13 Pleasant/interesting landscape for passive recreation (landscape assessment score greater than 30)

For ranking this scoring range of 0-13 has been subdivided as follows:

| | |
|--------------|-------|
| H - High | :9-13 |
| M - Moderate | :5-8 |
| L - Low | :0-4 |

(b) Environmental Disadvantages

- 1 Beach exposed to prevailing summer north east and east winds
- 2 Restricted sunshine - part of beach shaded during summer between 10.00 am and 5.00 pm
- 3 Murky/polluted water, presence of litter or debris on surface
- 4 Swimming hazards (eg, rips, undertows, holes, dumping surf)
- 5 Restricted width of dry sand - less than 6 m above high water
- 6 Mudflats
- 7 Littered beach - greater than 20% natural and man influenced litter strewn over exposed dry sand
- 8 Stones/rocks littering beach - impediments to sunbathing
- 9 Smell from weed, stagnant water, etc
- 10 Holiday or permanent homes immediately behind beach which either:
 - overlook the beach and therefore reduce sense of privacy, or
 - enclose the beach such that the impression of a private beach is conveyed
- 11 Barren/uninteresting landscape for passive recreation (landscape assessment score of 15 or less)

For ranking, the scoring range of 0-11 has been subdivided as follows:

| | |
|--------------|-------|
| H - High | :7-11 |
| M - Moderate | :4-6 |
| L - Low | :0-3 |

(c) Use Appeal for Swimming and Sunbathing

These have been ranked, but not scored, according to the following criteria:

SWIMMING APPEAL

- | | |
|--------------|---|
| H - High | :water good colour, clear, clean, surf 0.3 m-1.5 m |
| M - Moderate | :water typical colour, relatively clear, small proportion of debris at low tide, surf less than 1.5 m |
| L - Low | :poor colour, murky, obtrusive proportion of debris, no surf or rough surf, cold water |

SUNBATHING APPEAL

- | | |
|--------------|---|
| H - High | :greater than 6 m of dry sand above high water mark, light colour, clean (less than 20% litter and debris) pure sand, no stones or boulders on sand |
| M - Moderate | :greater than 10 m of sand exposed at mid tide, light colour, clean (less than 20% litter and debris) predominantly sand, less than 20% stones or boulders on sand |
| L - Low | :less than 10 m of sand exposed at mid tide, greater than 20% stones or boulders on sand, high mud/silt content, pebble or boulder beach |

H SPECIAL FEATURES

Special features which either contribute to recreational enjoyment or place limitations on recreation use (eg, dunes, prominent landscape features), have been identified, and their implications for recreation are discussed in the individual beach analysis reports.

I ABILITY OF BEACH HINTERLAND TO ABSORB HOLIDAY HOMES

This factor was assessed on the following basis:

- 1 sufficient area in hinterland to allow the introduction of holiday homes into the landscape without significantly altering the rural character of the area
- 2 existing holiday home community to which more homes could be added
- 3 diversity of topography and vegetation to screen and absorb development to a high degree
- 4 beach resource able to accommodate additional use.

APPENDIX II

BANKS PENINSULA RECREATION USERS SURVEY

CHRISTMAS-NEW YEAR PERIOD, 1975/76

INSTRUCTIONS

Administer the questionnaire to as wide a cross-section of beach users as possible (ie, all age groups and people engaged in as many different activities as possible). Interview only those over 15. Try to interview equal numbers of males and females as well as young people and older people. Interview only one member of each group. All beach users need not be interviewed.

NOTE: MAKE INTERVIEW AS BRIEF AS POSSIBLE

Good morning/afternoon. My name is.....and I am conducting a survey of beach users on behalf of the Ministry of Works and Development and I would like to ask you a few questions. This will only take less than 10 minutes.

- 1 Is the respondent male or female? (DO NOT ASK this question)

| | |
|--------------------------|--------|
| <input type="checkbox"/> | Male |
| <input type="checkbox"/> | Female |

- 2 What age group are you in? (SHOW CARD)

| | | | |
|--------------------------|-------|--------------------------|-------------|
| <input type="checkbox"/> | 15-24 | <input type="checkbox"/> | 45-54 |
| <input type="checkbox"/> | 25-34 | <input type="checkbox"/> | 55-64 |
| <input type="checkbox"/> | 35-44 | <input type="checkbox"/> | 65 and over |

- 3 How many people, excluding yourself, are with you today?

- 4 What are their ages and sex? (SHOW CARD)

| <u>Male</u> | | | | <u>Female</u> | | | |
|--------------------------|-------|--------------------------|-------|--------------------------|-------|--------------------------|-------|
| <input type="checkbox"/> | 0-4 | <input type="checkbox"/> | 35-44 | <input type="checkbox"/> | 0-4 | <input type="checkbox"/> | 35-44 |
| <input type="checkbox"/> | 5-14 | <input type="checkbox"/> | 45-54 | <input type="checkbox"/> | 5-14 | <input type="checkbox"/> | 45-54 |
| <input type="checkbox"/> | 15-24 | <input type="checkbox"/> | 55-64 | <input type="checkbox"/> | 15-24 | <input type="checkbox"/> | 55-64 |
| <input type="checkbox"/> | 25-34 | <input type="checkbox"/> | 65 + | <input type="checkbox"/> | 25-34 | <input type="checkbox"/> | 65 + |

- 5 Where do you live? If you come from Christchurch could you please tell me the street in which you live? If you come from outside Christchurch, could you please tell me what town or city you live in?

- 6 Where did you travel from today? _____

- 6.1 If the answer to Q. 6 is other than home address - What type of accommodation are you staying in?

| |
|--|
| |
| |
| |

house

bach

caravan

| |
|--|
| |
| |
| |

tent

motel

hotel

Other (specify) _____

- 7 Approximately what distance have you travelled today? _____

- 8 Have you visited, or do you plan to visit any other place on Banks Peninsula today?

| |
|--|
| |
| |

Yes

No

- 8.1 If the answer to Q. 8 is yes - Where did you visit or where do you intend to visit?

- 9 How long do you intend to spend on this beach today?

- 10 Why did you come to this beach today? Please state reasons in order of importance.

1 _____

2 _____

3 _____

4 _____

5 _____

6 _____

7 _____

8 _____

11 For how many years have you been coming to this beach?

| |
|--|
| |
| |
| |

never been before

1-2 years

3-5 years

| |
|--|
| |
| |

6-10 years

11 years or more

12 How many times a year do you come to this beach?

| |
|--|
| |
| |
| |

never been before

1-2 times a year

3-5 times a year

| |
|--|
| |
| |

6-10 times a year

11 or more times
a year

13 Would you consider coming back to this beach again?

| |
|--|
| |
| |

Yes

No

13.1 If the answer to Q. 13 is no - Why do you not want to come back?

14 What facilities or improvements would you like to see provided for recreation on this beach? Please state facilities in order of importance to you.

1 _____

2 _____

3 _____

4 _____

5 _____

6 _____

7 _____
8 _____
9 _____
10 _____

Thank you very much for your co-operation - you have been most helpful.

TO BE FILLED IN AFTER INTERVIEW

1 Location: _____

2 Date: _____

3 Time of Day (tick appropriate box):

| | | | | | | | | |
|------|-------|-------|------|-----|-----|-----|-----|-----|
| 9-10 | 10-11 | 11-12 | 12-1 | 1-2 | 2-3 | 3-4 | 4-5 | 5-6 |
|------|-------|-------|------|-----|-----|-----|-----|-----|

4 Weather:

| | | | | |
|-----|-----|------|------|------|
| (a) | Hot | Warm | Cool | Cold |
|-----|-----|------|------|------|

| | | | |
|-----|-------|------------------|--------|
| (b) | Sunny | Partly Cloudy | Cloudy |
|-----|-------|------------------|--------|

| | | | | |
|-----|------------|----------------|------------------|----------------|
| (c) | No Wind | Slight Wind | Moderate Wind | Strong Wind |
|-----|------------|----------------|------------------|----------------|

(d) Wind from:

| | | | | | | | |
|---|----|----|---|----|----|---|---|
| E | NE | SE | W | NW | SW | N | S |
|---|----|----|---|----|----|---|---|

State of tide:

| | | | | |
|------|--------|------|---------|-----|
| high | 3/4 in | half | 3/4 out | low |
|------|--------|------|---------|-----|

Approximate number of people on the beach, in the water and on boats:

Interviewer: _____

(Signature)

APPENDIX III

BANKS PENINSULA ACCOMMODATION USERS SURVEY

CHRISTMAS-NEW YEAR PERIOD, 1975/76

INTRODUCTION

This survey forms part of a comprehensive study of Banks Peninsula which is being carried out by the Ministry of Works and Development. Banks Peninsula forms an important recreation resource for the Canterbury region and, in this respect, we would like to obtain information about holiday-makers in order to determine the catchment from which holiday-makers are drawn and what attracts them to the area. From this information, we will be able to assess the existing and potential demands on the recreational resources of Banks Peninsula.

INSTRUCTIONS

Please complete this questionnaire and return it in the attached envelope to the proprietor who will pass it onto the Ministry of Works and Development.

Most questions can be answered by ticking (✓) the answer you choose. Generally, only one answer should be ticked for each question, except where it specifies that more than one answer may be ticked. Please make all written answers as full and complete as possible.

This questionnaire is to be completed by adults only (ie, 15 years and older).

1 Are you male or female?

| |
|--------------------------|
| <input type="checkbox"/> |
| <input type="checkbox"/> |

Male

Female

2 What age group are you in?

| |
|--------------------------|
| <input type="checkbox"/> |
| <input type="checkbox"/> |
| <input type="checkbox"/> |

15-24

25-34

35-44

| |
|--------------------------|
| <input type="checkbox"/> |
| <input type="checkbox"/> |
| <input type="checkbox"/> |

45-54

55-64

65 and over

3 How many other people are holidaying with you? _____

4 What are the ages and sex of these other people?

| <u>Male</u> | | <u>Female</u> | |
|--------------------------|-------|--------------------------|-------|
| <input type="checkbox"/> | 0-4 | <input type="checkbox"/> | 35-44 |
| <input type="checkbox"/> | 5-14 | <input type="checkbox"/> | 45-54 |
| <input type="checkbox"/> | 15-24 | <input type="checkbox"/> | 55-64 |
| <input type="checkbox"/> | 25-34 | <input type="checkbox"/> | 65 + |

5 Where is your home address? If you come from Christchurch, could you please state the street in which you live. If you come from outside Christchurch, could you please state the town or city you live in.

6 How long do you plan to spend holidaying here:

| | |
|--------------------------|-------------------|
| <input type="checkbox"/> | Less than 7 days |
| <input type="checkbox"/> | 8-14 days |
| <input type="checkbox"/> | 15-21 days |
| <input type="checkbox"/> | more than 21 days |

7 For how many years have you been holidaying at this camping ground/motel/hotel?

| | | | |
|--------------------------|------------------------|--------------------------|------------------|
| <input type="checkbox"/> | Never been here before | <input type="checkbox"/> | 6-10 years |
| <input type="checkbox"/> | Last year only | <input type="checkbox"/> | 11 years or more |
| <input type="checkbox"/> | 2-5 years | | |

8 What attracts you to holidaying in this area? Please state your reasons in order of importance.

- 1 _____
- 2 _____
- 3 _____
- 4 _____
- 5 _____
- 6 _____
- 7 _____

8 _____

9 _____

10 _____

9 Do you plan to holiday here again?

| |
|--------------------------|
| <input type="checkbox"/> |
| <input type="checkbox"/> |

Yes

No

9.1 If you answered no to Q. 9 - Why do you not want to holiday here again?

| |
|--|
| |
| |
| |
| |
| |

10 What facilities or improvements would you like to see provided in this area for holiday-making and recreation activity?

1 _____

2 _____

3 _____

4 _____

5 _____

6 _____

7 _____

8 _____

9 _____

10 _____

11 Have you holidayed at other places on Banks Peninsula in the past?

| |
|--------------------------|
| <input type="checkbox"/> |
| <input type="checkbox"/> |

Yes

No

11.1 If the answer to question 11 is yes - What other places have you holidayed at?

THANK YOU FOR YOUR CO-OPERATION

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